

Park Forest NE Shopping Center
 3757 Forest Lane, Dallas, TX 75244



Multi-Tenant For Lease

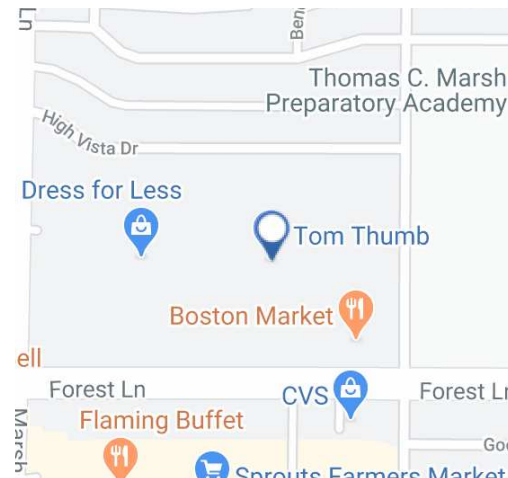
Total SF: 189,630
Available: 32,625 SF
Total Acres: 14.68
Min Contiguous SF: 750
Max Contiguous SF: 13,050
NNN Rate: \$6.15 - \$6.59 Per SF

Nestled in the prestigious Park Forest area of North Dallas, Sabre Realty Management's tradition continues with a fabulous retail center. As the name indicates, Park Forest neighborhood is sheltered from the traffic but is still located on one of Dallas' major thoroughfares, Forest Lane, just east of Marsh.

Close to the Dallas North Tollway and the Interstate Highway 635.

Demographics

2017 - Source: ESRI	1 Mile	3 Mile	5 Mile
Population	14,398	116,848	285,103
Households	5,484	43,090	114,48
Avg Household Income	\$103,645	\$105,898	\$108,410



Traffic Counts

Marsh Lane	30,361 CPD
Forest Lane	32,690 CPD
Year: 2017 Source: TXDOT	



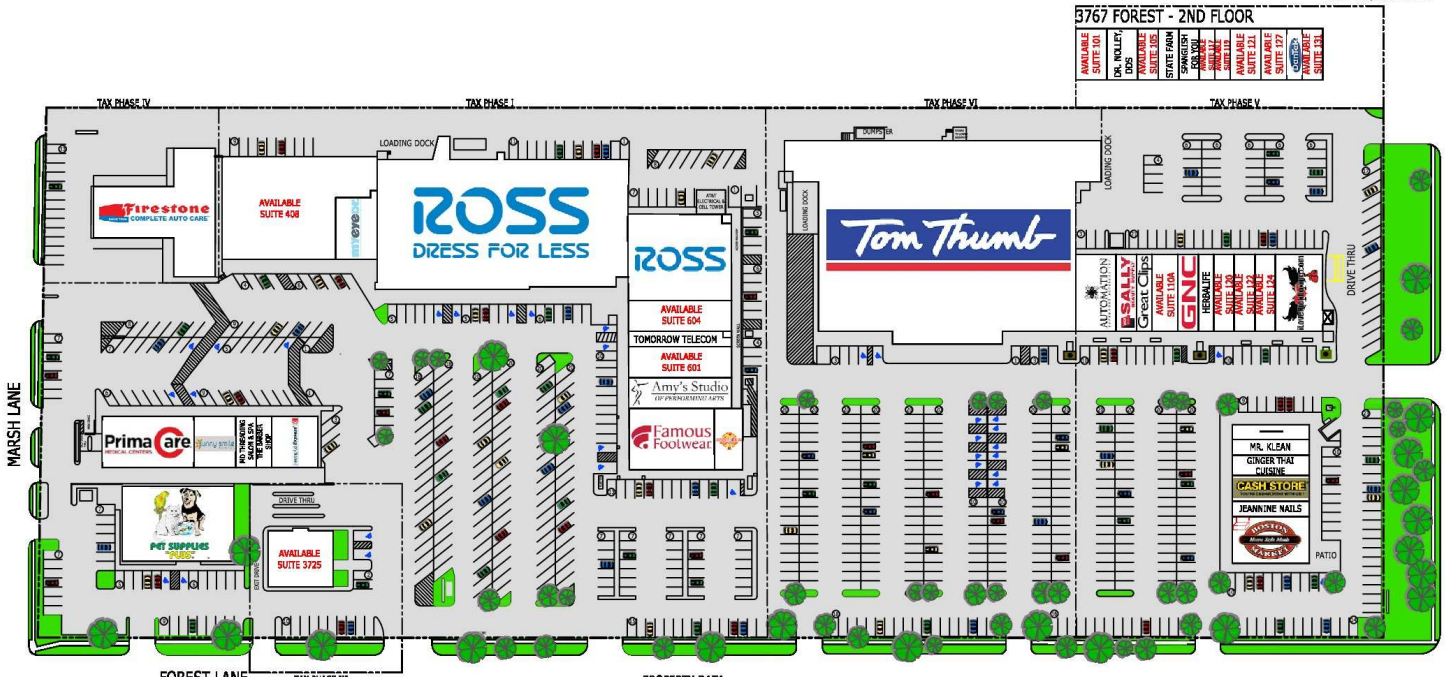
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Dallas/Ft. Worth
 16475 Dallas Parkway, Suite 880
 Addison, TX 75001

PARK FOREST SHOPPING CENTER NORTHEAST

11888 MARSH LANE
DALLAS, TX 75234
3701-3878 FOREST LANE
DALLAS, TX 75244



3767 FOREST - 2ND FLOOR

AVAILABLE SUITE 001	DR. POLLEY SUITE 105	STATE FARM SUITE 105	SPARKLEY SUITE 105	AVAIL SUITE 105	AVAIL SUITE 105	AVAIL SUITE 105	AVAIL SUITE 105	AVAIL SUITE 105	AVAIL SUITE 105
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PROPERTY DATA

SUITE	TENANT	SF	SUITE	TENANT	SF
101	11888 MARSH LANE	1000	101	AVAIL SUITE	1000
102	PERSONAL	1000	102	GENERAL MERCHANDISE	1000
103	SUNNY DALE DENTAL	2000	103	PHOTOGRAPHY	1000
104	MICROBENDING SERVICE	1000	104	AVAIL SUITE	1000
105	THE SHARPS SHOP	1000	105	AVAIL SUITE	1000
106	HEARST AND SERVICE	1000	106	AVAIL SUITE	1000
107	ROBERTSON TILES	1000	107	11000000000000000000	1000
108	AVAIL SUITE	1000	108	3767 FOREST LANE - 2ND FLOOR	1000
109	AVAIL SUITE	1000	109	AVAIL SUITE	1000
110	AVAIL SUITE	1000	110	AVAIL SUITE	1000
111	AVAIL SUITE	1000	111	AVAIL SUITE	1000
112	AVAIL SUITE	1000	112	AVAIL SUITE	1000
113	AVAIL SUITE	1000	113	AVAIL SUITE	1000
114	AVAIL SUITE	1000	114	AVAIL SUITE	1000
115	AVAIL SUITE	1000	115	AVAIL SUITE	1000
116	AVAIL SUITE	1000	116	AVAIL SUITE	1000
117	AVAIL SUITE	1000	117	AVAIL SUITE	1000
118	AVAIL SUITE	1000	118	AVAIL SUITE	1000
119	AVAIL SUITE	1000	119	AVAIL SUITE	1000
120	AVAIL SUITE	1000	120	AVAIL SUITE	1000
121	AVAIL SUITE	1000	121	AVAIL SUITE	1000
122	AVAIL SUITE	1000	122	AVAIL SUITE	1000
123	AVAIL SUITE	1000	123	AVAIL SUITE	1000
124	AVAIL SUITE	1000	124	AVAIL SUITE	1000
125	AVAIL SUITE	1000	125	AVAIL SUITE	1000
126	AVAIL SUITE	1000	126	AVAIL SUITE	1000
127	AVAIL SUITE	1000	127	AVAIL SUITE	1000
128	AVAIL SUITE	1000	128	AVAIL SUITE	1000
129	AVAIL SUITE	1000	129	AVAIL SUITE	1000
130	AVAIL SUITE	1000	130	AVAIL SUITE	1000



THIS SITE PLAN IS PREPARED SOLELY FOR THE PURPOSE OF CONFIRMING THE APPROXIMATE LOCATION AND SIZE OF THE BUILDING. IT IS NOT TO BE USED FOR ANY OTHER PURPOSE. THE OWNER, ARCHITECT, ENGINEER, AND CONTRACTOR SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL GOVERNMENT. THE OWNER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL GOVERNMENT. THE OWNER SHALL BE RESPONSIBLE FOR OBTAINING ALL NECESSARY PERMITS AND APPROVALS FROM THE LOCAL GOVERNMENT.

SITE LEGEND

- ROOF HATCH ACCESS

PARKING TOTALS

STANDARD: 1,990
HANDICAP: 34
TOTAL: 2,024



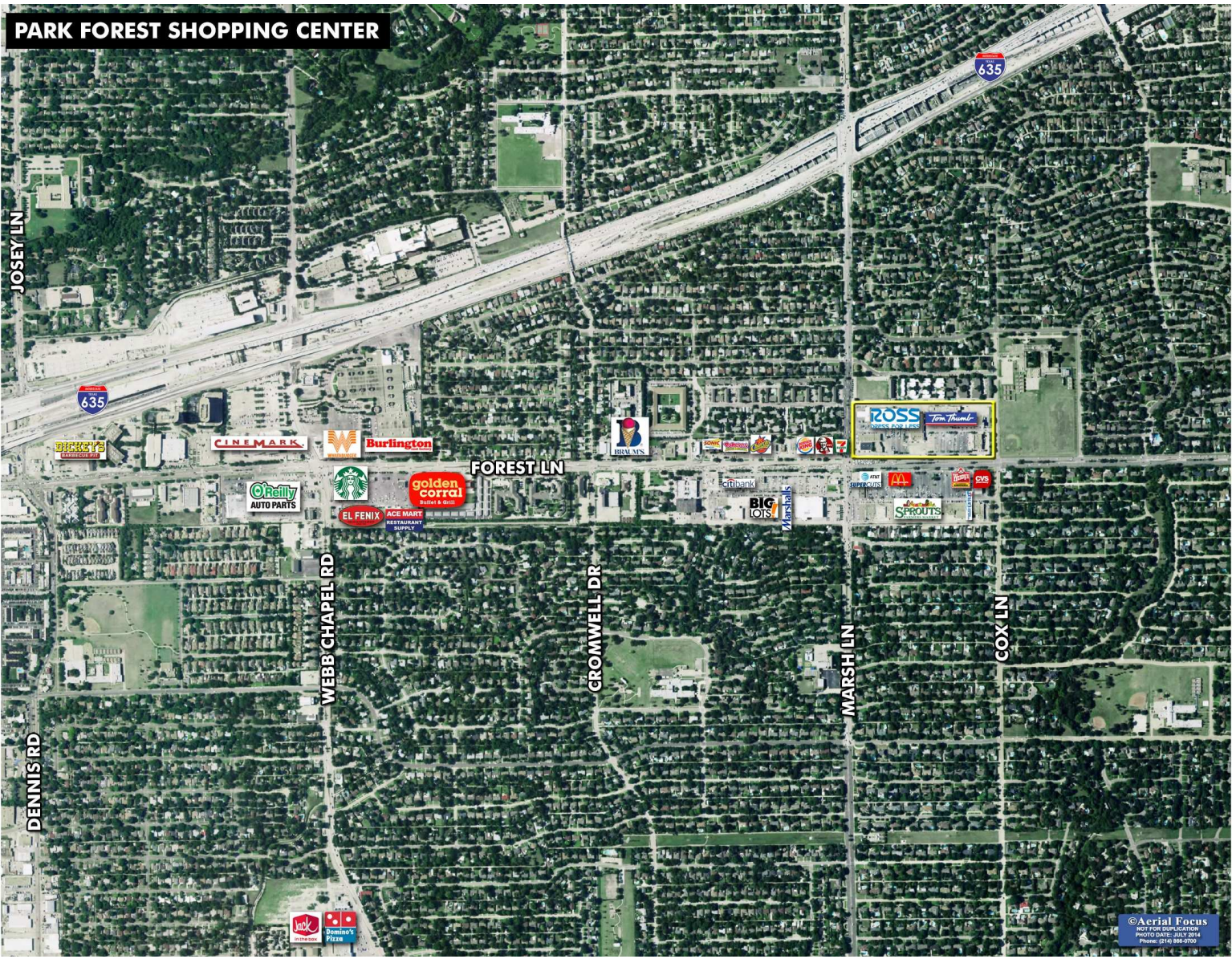
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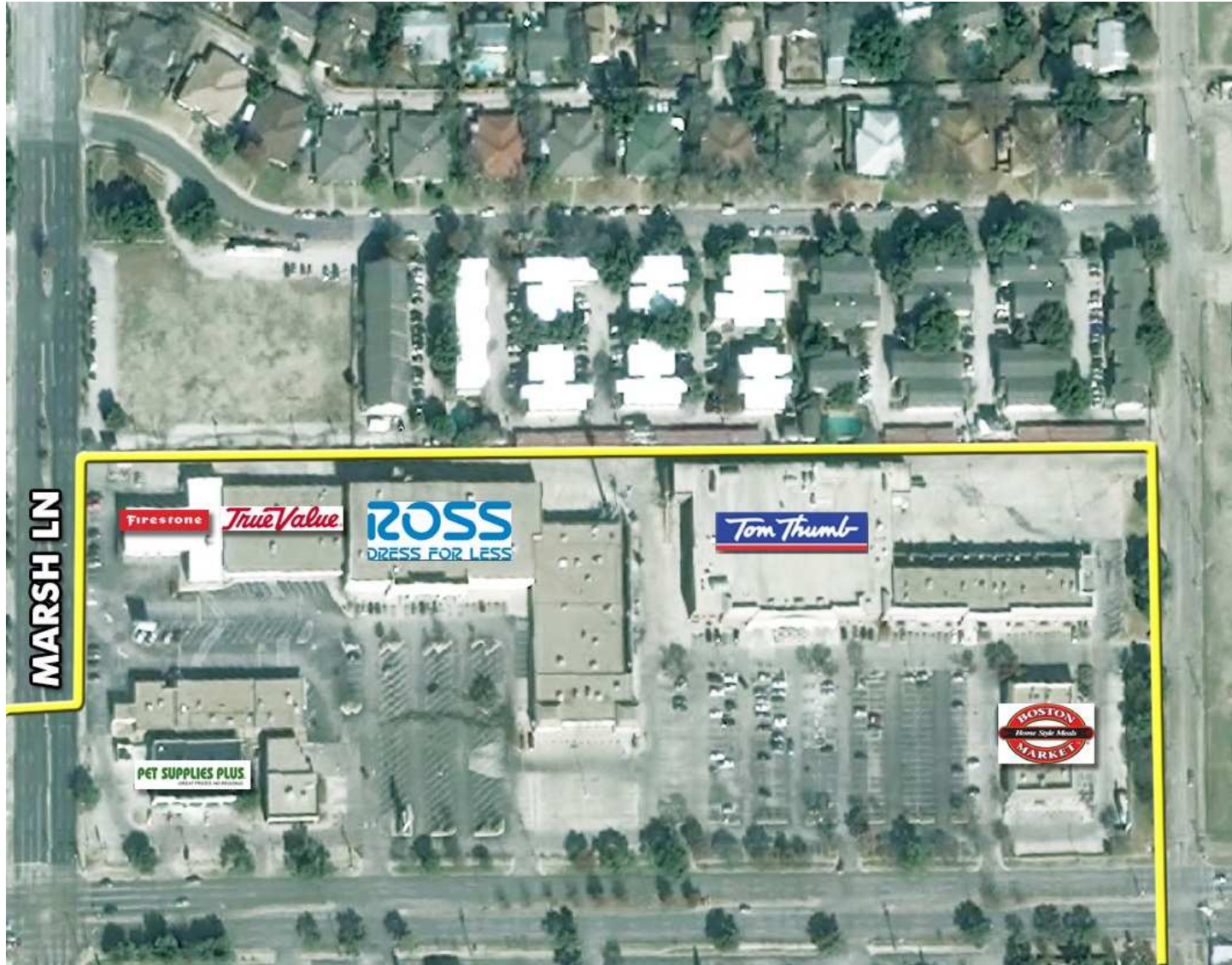
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