

8204

Elmbrook Drive
Dallas, TX 75247

EAST DALLAS



PROPERTY SUMMARY



THE ATRIUM ON ELMBROOK

8204 ELMBROOK DRIVE
DALLAS, TX 75247

BUILDING AMENITIES

- On-site leasing, management and maintenance
- Awarded Energy Star Energy Label 2017
- Free conference rooms
- Ample surface parking
- 24-hour key card access
- Newly Renovated Atrium

AREA AMENITIES

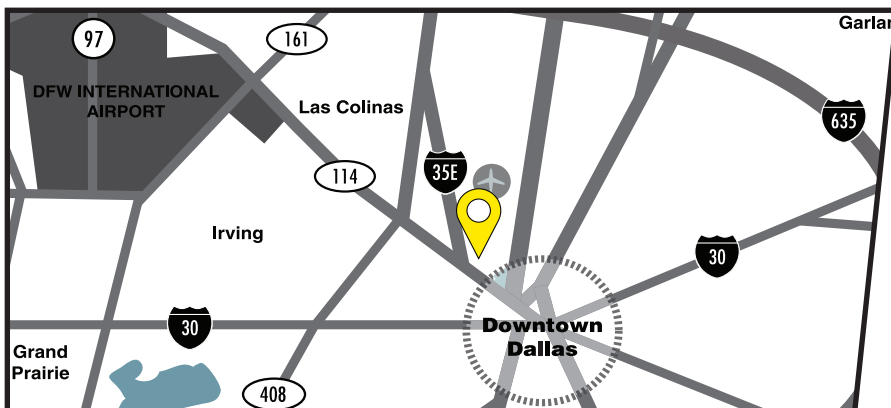
- 1.5 miles to Love Field Airport
- Minutes to Northwest Hwy. restaurant row
- Starbucks
- Southwestern Medical Center
- Dallas City Library
- Bachman Lake Park
- Wells Fargo & Bank of America
- Easy access to I-35 E

DIRECTIONS

From Stemmons Frwy, take Empire Central Exit to Elmbrook Dr., between Empire Central & Mockingbird

THE BOXER ADVANTAGE

- Janitorial service & maintenance included in rent
- Competitive rental rates
- Flexible lease terms
- Short & simple lease
- Move-in ready space options
- Free in-house space planning services
- Flexible expansion opportunities
- Tenant tools available via website & mobile app



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