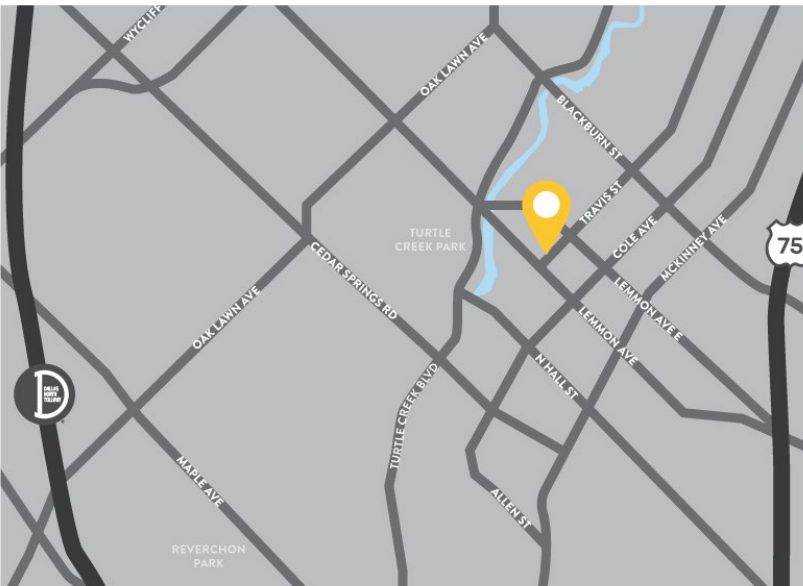
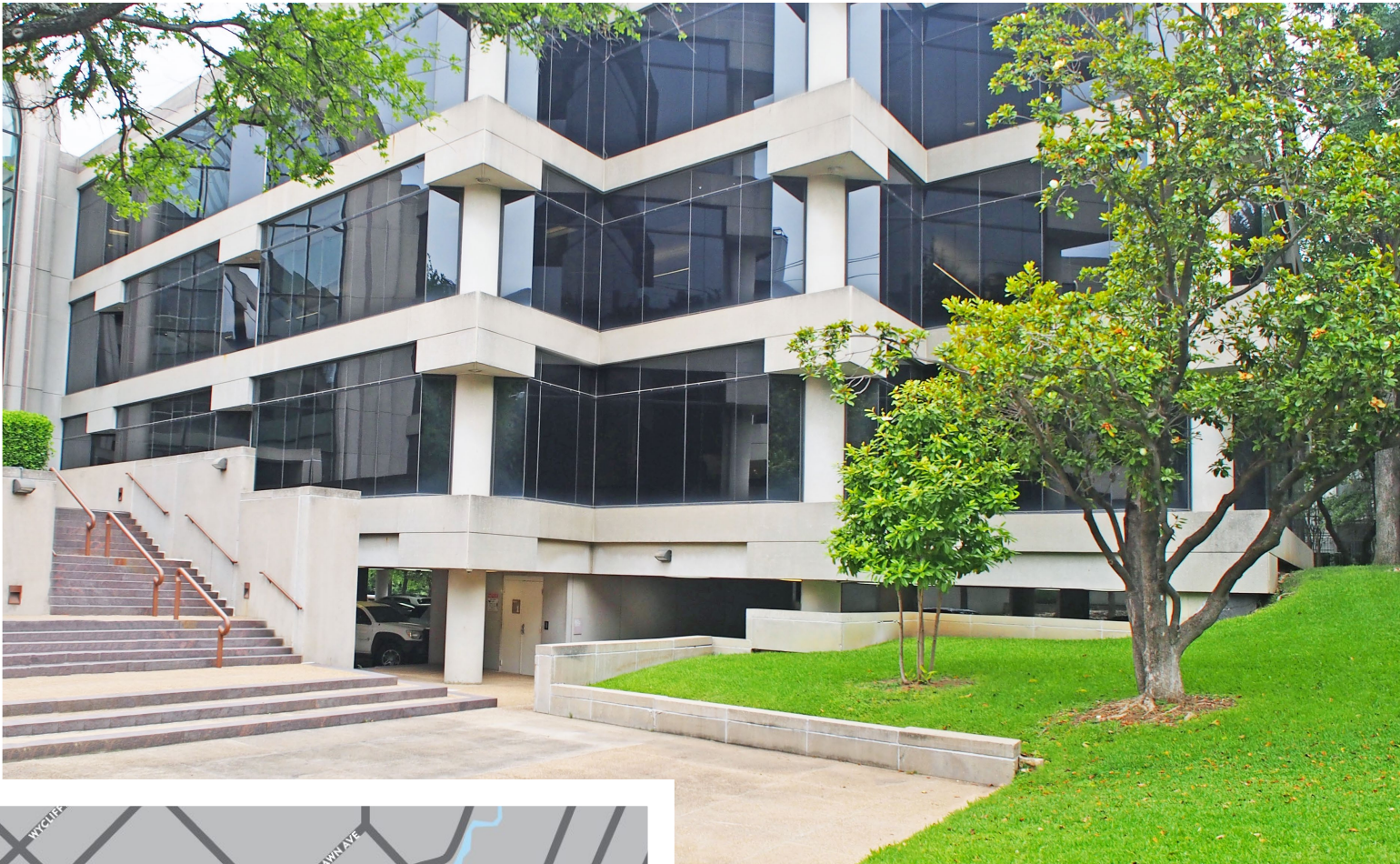


KATY TRAIL PLACE

3535 TRAVIS STREET



KATY TRAIL PLACE

Uniquely situated along the 3.5-mile Katy Trail at Travis Street, Katy Trail Place is located within Uptown's premiere West Village district. Restaurants, multi-family, and night life entertainment are all within footsteps from building. The combination of convenient access in and out of the building along Lemmon Avenue and walkable amenities nearby make Katy Trail Place a highly desirable destination for office tenants.

For more information, please contact:

CHASE LOPEZ

clopez@streamrealty.com
214.267.0465

RHETT MILLER

rhett.miller@streamrealty.com
214.267.0411

STREAM
www.streamrealty.com



AREA OVERVIEW

Convenient access to the most affluent housing in Dallas.



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214.267.0411

STREAM
www.streamrealty.com

YEAR
BUILT

1984

BUILDING
SIZE

116,309 RSF

PARKING
RATIO

3.5:1,000

MAX CONTIGUOUS
AVAILABLE

8,019 SF



For more information, please contact:

CHASE LOPEZ

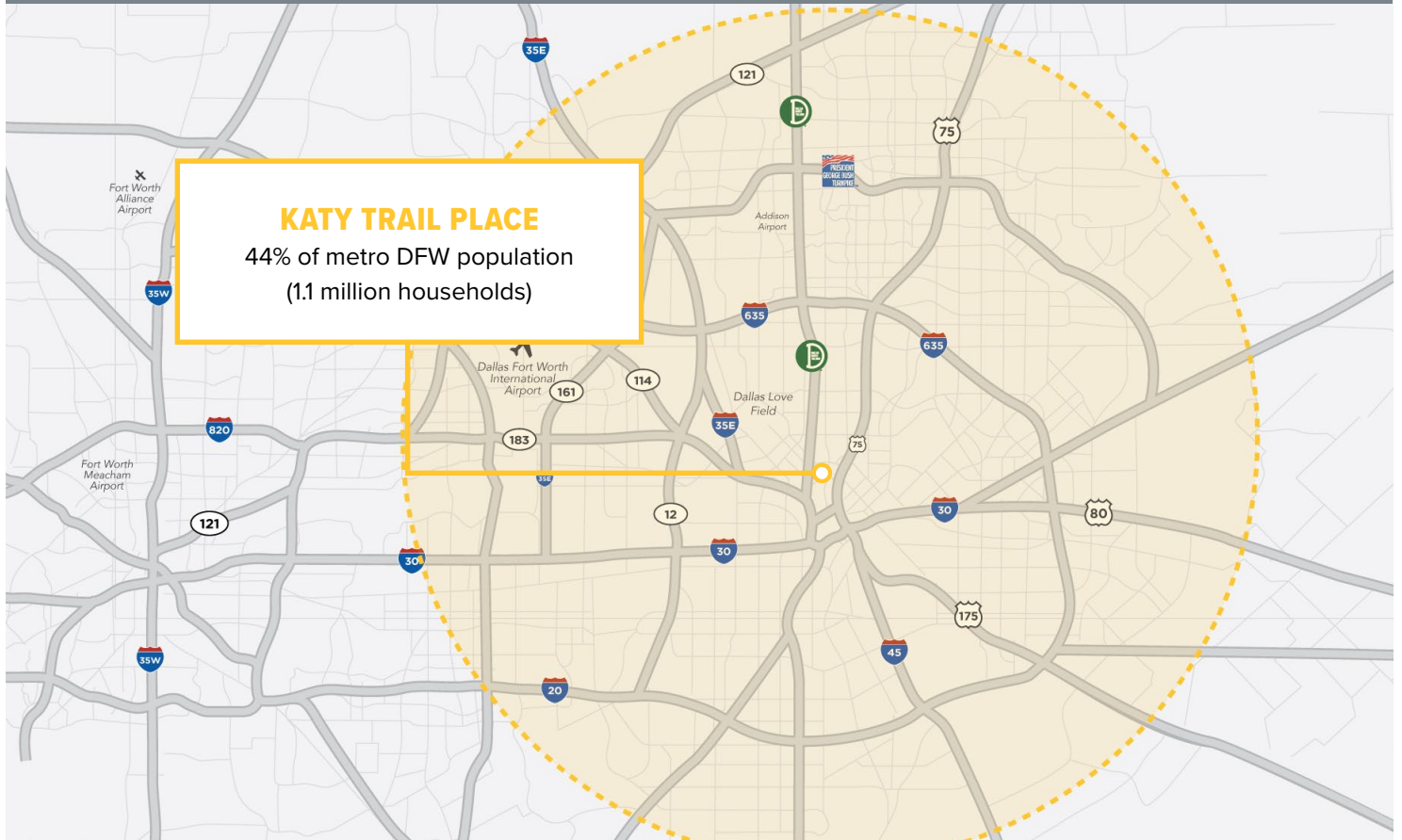
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THE IDEAL UPTOWN LOCATION



NEARBY AMENITIES

RESTAURANTS

Malai Kitchen
Pok The Raw Bar
Gloria's Latin Cuisine
Bread Winners Cafe & Baker
The Original Pancake House
The Rustic
MUTTS Canine Cantina
Sablon
CRU Food & Wine Bar
Hopdoddy Burger Bar
Hook Line & Sinker
Public School 214

Brewed + Pressed
Grimaldi's Pizzeria
Taco Diner
Uptown Pub
Pappadeaux Seafood Kitchen
Bisous Bisous Patisserie
Sip Stir Coffee House
Salata
Pho Crimson
Velvet Taco
Gaslight Dallas
Southpaw Grill
Del Frisco's Grille

ENTERTAINMENT

Landmark's Magnolia Theatre
West Village
Cityplace Market
Target
Quadrangle Shopping Center
Uptown Plaza Dallas
Weatherford Town Square
Katy Trail Ice House
Katy Trail Walking Paths
Shops of Highland Park
Reverchon Park
Turtle Creek Parkway Park

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FACT SHEET

BUILDING

3535 Travis Street
Dallas, TX 75204

OWNER/ LANDLORD

Austin Industries

LEASING COMPANY

Stream Realty

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Clopez@streamrealty.com
214.267.0465

Rhett Miller
rhett.miller@streamrealty.com
214.267.0411

BUILDING SIZE

116,309 RSF

PARKING

3.5:1,000

YEAR BUILT

1984

TYPICAL FLOOR SIZE

39,296 RSF

NORMAL BUSINESS HOURS

Monday - Friday: 8:00 a.m. to 6:00 p.m.
Saturday: 9:00 a.m. to 1:00 p.m.

ELECTRICITY ESTIMATES

\$1.93/SF

NNN ESTIMATES

\$11.54 SF

For more information, please contact:

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