

550 East John Carpenter Fwy | Irving, TX 75062

Situated in the heart of the Metroplex, 550 East John Carpenter Freeway offers an unbeatable location and surrounding area amenities with a heightened level of convenience and value.

Class A Office
+/-225K SF Total
15+ Stories
25-40K SF Floor Plates

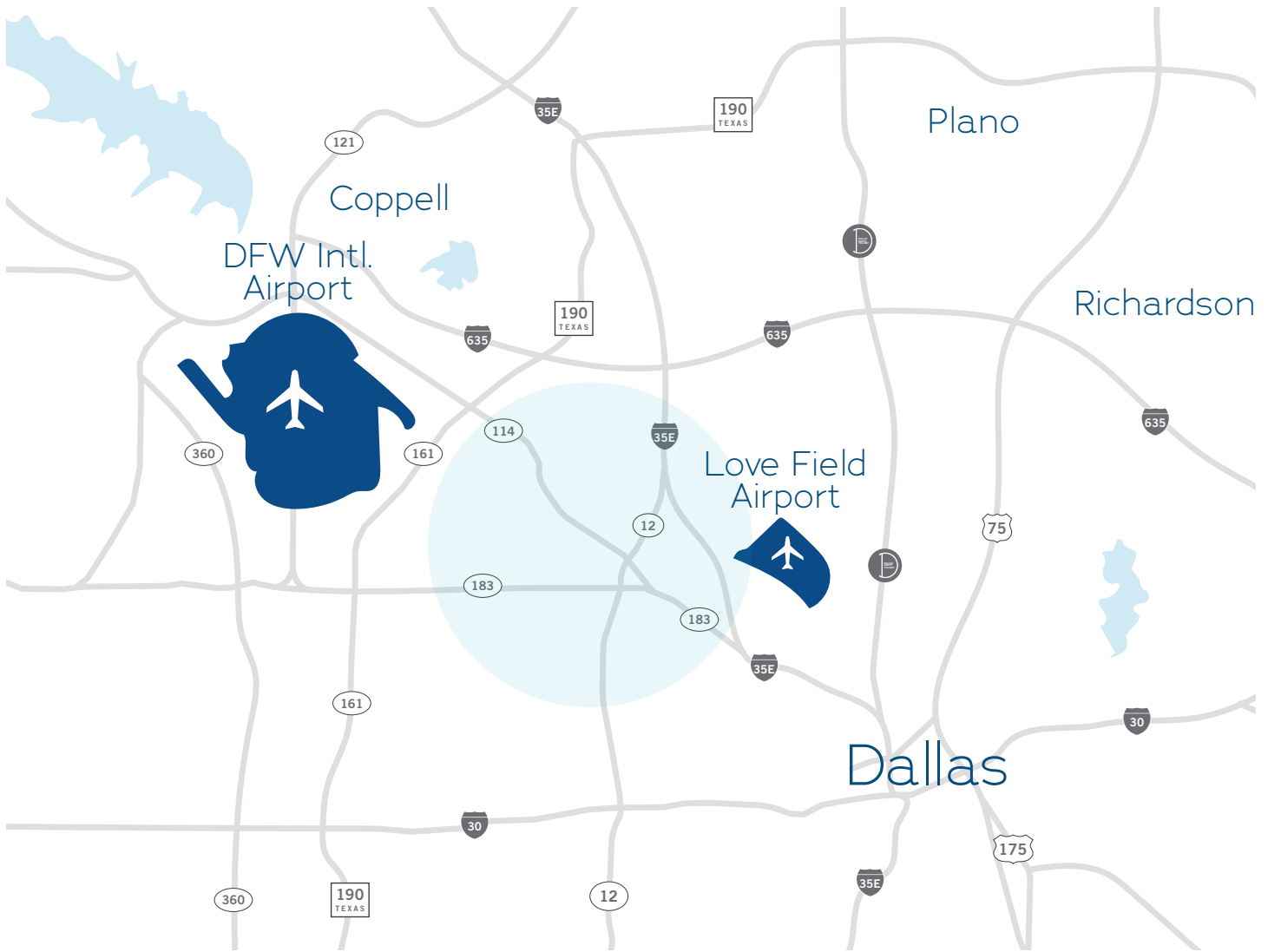
All office parking is structured with plenty of guest parking spaces.

Proposed amenities include a high-end tenant lounge, shared conference facility, and modern fitness center with locker rooms.

Adjacent office building offers tenants access to an on-site deli.

Green space connecting both office buildings to create an activated community environment.

Construction is estimated to be completed approx. Q1 2022.



Convenience is Key

550 E John Carpenter Freeway's highly convenient location offers a distinct competitive advantage. Whether it be by plane, train or automobile, you can get wherever you need, fast.

10
Minutes

to DFW International
Airport

12
Minutes

to Dallas Love Field
Airport

16
Minutes

to Dallas CBD



550 E John Carpenter

Dynamic Office Campus

Owned by Koa Partners, with an office on-site, we are dedicated to serving our tenants with superior service. In addition, our 24-hour security team provides peace of mind.

Unobstructed views of downtown Dallas, Lake Carolyn, the Las Colinas Country Club and surrounding Urban Center provide an additional benefit.

Elevate your business and join the many companies who make up this corporate community in a preferred, central Las Colinas location.



550 EAST
JOHN CARPENTER

TOYOTA MUSIC
FACTORY



Lake Carolyn

Nearby Amenities

A vibrant array of dining, retail, and entertainment options are just a short drive away.

MUSIC FACTORY

- Alamo Drafthouse
- Bar Louie
- Boi Na Braza Brazilian Steak House
- Gloria's Latin Cuisine
- Grimaldi's Coal Brick Oven Pizzeria
- Kabuki Sushi
- LiveNation Entertainment Venue
- Mama Tried
- Reservoir
- Thirsty Lion Gastropub & Grill
- Yard House

WATER STREET

- Cork and Pig Tavern
- Creamistry
- El Famoso Restaurant
- Go Fish Poke
- Hugo's Invitados
- Olivella's
- Pacific Table
- Pax & Beneficia Coffee
- The Ginger Man



An office campus in the heart of the metroplex with a sense of community feel.

Typical Floor Plate 25,000 - 40,000 SF

FLOOR PLAN LEVEL 01
SCHEME 02



FLOOR PLAN LEVEL 02-09
SCHEME 02





**LEASING
INFORMATION:**

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