

TURTLE CREEK TOWER

±5,932 SF OFFICE
SUBLEASE AVAILABLE

3131 TURTLE CREEK

For More Information

Jay Neikirk, Senior Vice President
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Alex Coe, Principal
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cresa 

±5,932 SF Office Sublease Available

Turtle Creek Tower 3131 Turtle Creek Blvd. Suite 1200, Dallas, TX



SUBLEASE FEATURES

- ±5,932 SF Available
- Available: Immediately
- Rate: \$36.00/SF/YR + Electric
- Term: Through May 31, 2027
- 2nd generation space
- Furniture Available
- 2 Conference Rooms
- 11 Private Offices
- 6 Workstations
- 1 Breakroom/Pantry

PROPERTY FEATURES

- Building Class: A
- Submarket: Central Expressway
- Year Built/Renovated: 1972 / 2017
- Total Building Size: 142,974 SF
- Parking: Garage - 3.04/1,000 SF
- Fitness Facility & Classes
- Building Conference Room
- On-Site Security
- On-site Property Management
- Walkability to Restaurants
- Bike Lockers
- Grab 'n Go Deli

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110

RESTAURANTS
WITHIN
0.5 MILES

100

RETAIL OPTIONS
WITHIN
0.5 MILES

9

HOTELS
WITHIN
0.5 MILES

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