

Sublease



O'Connor Ridge

4545 Fuller Drive, Suite 200
Irving, TX 75038



Space Profile

Size	19,038 RSF
Availability	Immediate
Term	Through 4/30/28
Rental Rate	\$13.00/SF + electric
Building Class	Class B Office
Submarket	Urban Center/Wingren
Year Built/Reno	1980/2007
Parking	3.48:1,000

Building Features

- Tenant conference room
- Easy access from Northwest Highway and Highways 114, 183 and 161
- Close proximity to restaurants, retail and hotels

Space Features

- First floor lobby exposure
- Furnished
- TVs in break room, IT room and conference rooms (Apple TV/Soundbar/HDMI)
- Conference room with projector and drop-down screen
- White noise
- Security cameras
- Two SS refrigerators
- Secure room
- Secure server room
- Testing room with sink

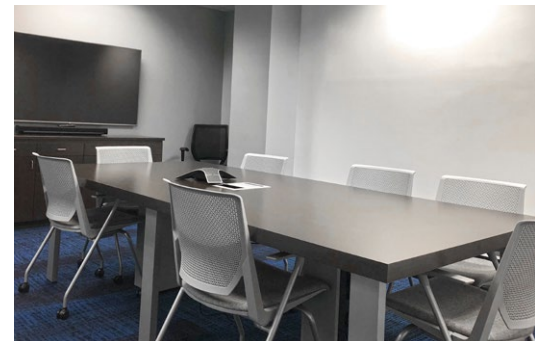
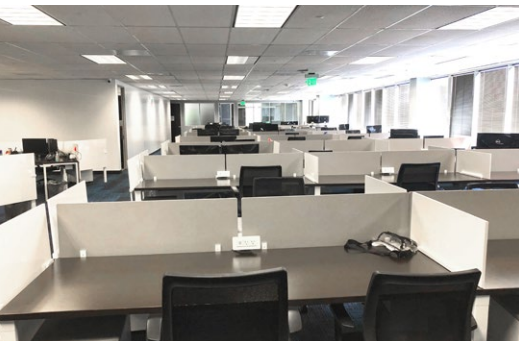
Contact



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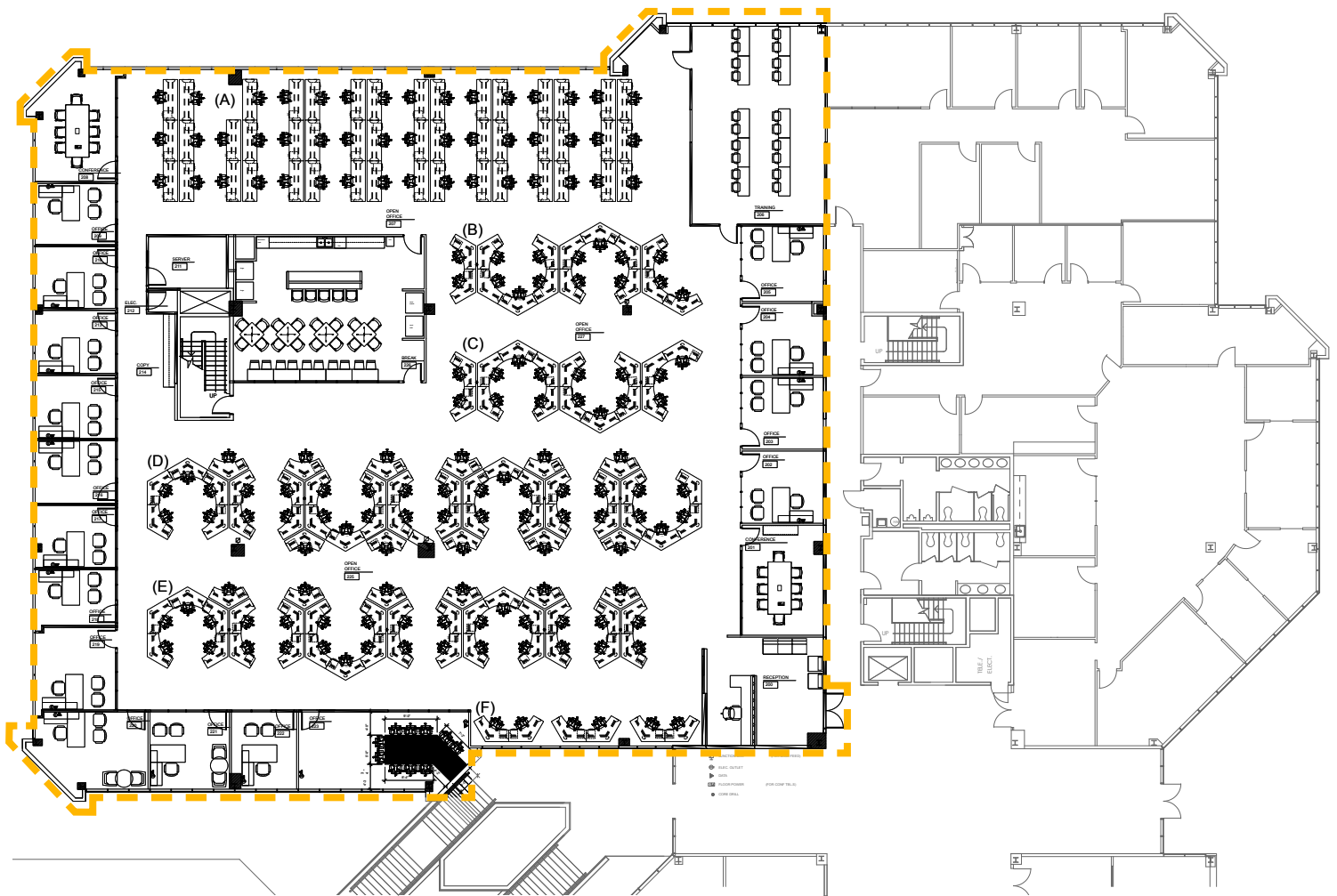


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