



DOUGLAS
CENTER

8333 DOUGLAS AT DOUGLAS CENTER

8333 DOUGLAS AVE, DALLAS, TX 75225
IN PRESTON CENTER





8333 DOUGLAS AT DOUGLAS CENTER



BUILDING DETAILS

- 253,715 SF
- TYPICAL FLOOR SIZE: 12,890 SF
- 16 STORIES
- 4 PASSENGER / 1 FREIGHT ELEVATOR
- 3:1,000 PARKING WITH 259 COVERED
- 79 VISITOR SURFACE PARKING SPOTS

ON-SITE AMENITIES

- BARISTA & TENANT LOUNGE
- FULL SERVICE DELI
- FULL SERVICE FITNESS CENTER
- CONFERENCE CENTER
- 24 HR SECURITY AND COURTESY OFFICERS
- ON-SITE PROPERTY MANAGEMENT
- SHOESHINE SERVICE

WALKABLE AMENITIES

- ADJACENT TO THE PARK CITIES HILTON / STARBUCKS
- 44 RESTAURANTS
- 7 FITNESS OPTIONS
- EVERYDAY CONVENIENCES
(CVS PHARMACY, NUMEROUS MEDICAL & SHOPPING OPTIONS)

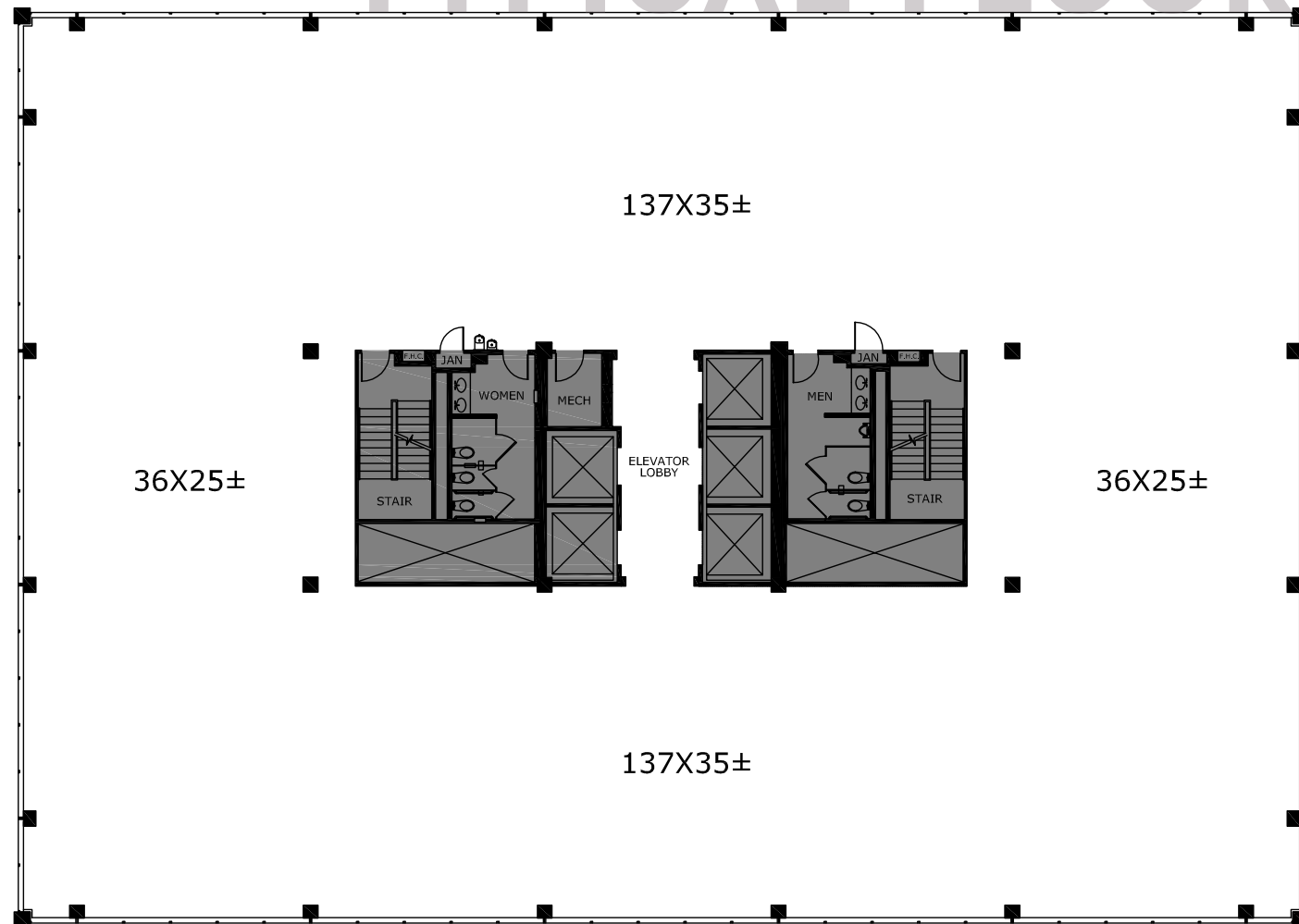
OWNERSHIP

FOUNDED IN 2001 AND BASED IN HOUSTON, TEXAS, LIONSTONE INVESTMENTS INVESTS ON A NATIONAL BASIS FOR INSTITUTIONAL CLIENTS AND HIGH NET WORTH INDIVIDUALS IN PRIMARILY URBAN CORE AND MIXED-USE ASSETS. RECENTLY ACQUIRED BY COLUMBIA THREADNEEDLE INVESTMENTS FROM THE UK, THE LIONSTONE PLATFORM NOW EXCEEDS \$473 BILLION IN ASSETS UNDER MANAGEMENT.

WWW.LIONSTONEINVESTMENTS.COM



TYPICAL FLOOR



8333 DOUGLAS AT
DOUGLAS CENTER



LUTHER LN

DOUGLAS AVE

BBVA
DRIVE THRU

SURFACE
VISITOR
PARKING

8333

DELI

BARISTA +
LOUNGE

UNDERGROUND
CONCOURSE

THE
TERRACES

8343

CONFERENCE
+ FITNESS
CENTER

SURFACE
VISITOR
PARKING

5960

DOUGLAS CENTER AMENITIES

DALLAS NORTH TOLLWAY



BERKSHIRE LN

W NORTHWEST HWY

12



DOUGLAS
CENTER

8333 DOUGLAS AT
DOUGLAS CENTER

AMENITIES

- SPACIOUS TENANT LOUNGE WITH COLLABORATIVE SEATING
- STATE OF THE ART FULL SERVICE FITNESS CENTER



- BARISTA & LOUNGE SERVING HIGH END GRAB AND GO FOOD & COFFEE
- FULL SERVICE DELI

BARISTA & LOUNGE

ALTHOUGH INFORMATION HAS BEEN OBTAINED FROM SOURCES DEEMED RELIABLE, NEITHER OWNER NOR JLL MAKES ANY GUARANTEES, WARRANTIES OR REPRESENTATIONS, EXPRESS OR IMPLIED, AS TO THE COMPLETENESS OR ACCURACY AS TO THE INFORMATION CONTAINED HEREIN. ANY PROJECTIONS, OPINIONS, ASSUMPTIONS OR ESTIMATES USED ARE FOR EXAMPLE ONLY. THERE MAY BE DIFFERENCES BETWEEN PROJECTED AND ACTUAL RESULTS, AND THOSE DIFFERENCES MAY BE MATERIAL. THE PROPERTY MAY BE WITHDRAWN WITHOUT NOTICE. NEITHER OWNER NOR JLL ACCEPTS ANY LIABILITY FOR ANY LOSS OR DAMAGES SUFFERED BY ANY PARTY RESULTING FROM RELIANCE ON THIS INFORMATION. IF THE RECIPIENT OF THIS INFORMATION HAS SIGNED A CONFIDENTIALITY AGREEMENT REGARDING THIS MATTER, THIS INFORMATION IS SUBJECT TO THE TERMS OF THAT AGREEMENT. ©2019, JONES LANG LASALLE IP, INC. ALL RIGHTS RESERVED.



8333 DOUGLAS AT
DOUGLAS CENTER



8333DOUGLAS.COM



LEASING

JEFF WOOD
JEFF.WOOD@AM.JLL.COM
+1 214 438 6100

T. D. BRIGGS
TD.BRIGGS@AM.JLL.COM
+1 214 438 6100



DOUGLAS
CENTER