



For lease

MAA FRISCO BRIDGES

**3200 Rifle Gap Rd.,
Frisco, TX 75034**

Building Facts

- 5.17 Acres of Multi-Family Apartments and Retail
- 215,200 SF, Four Story Mixed Use Building
- Built in 2009
- Southwest Corner of Parkwood Blvd. & Warren Pkwy
- Plentiful Mixed-Use Parking
- Easy Access to Dallas North Tollway, Highway 121 & Preston Road
- Located 20 Minutes North of Dallas
- Walking Distance to Central Park (streams, sitting areas, walking trails, and amphitheater)
- Ground Floor, Storefront Visibility With Signage

Andrew Scudder

+1 214 438 1580
andrew.scudder@jll.com

Trevor Franke

+1 214 438 6174
trevor.franke@jll.com

Hudson Neuhoﬀ

+1 214 438 6487
hudson.neuhoff@jll.com

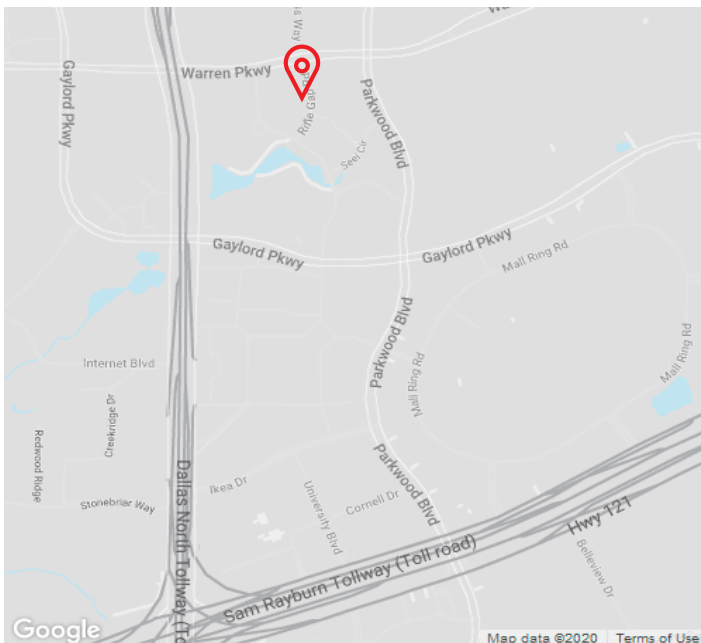
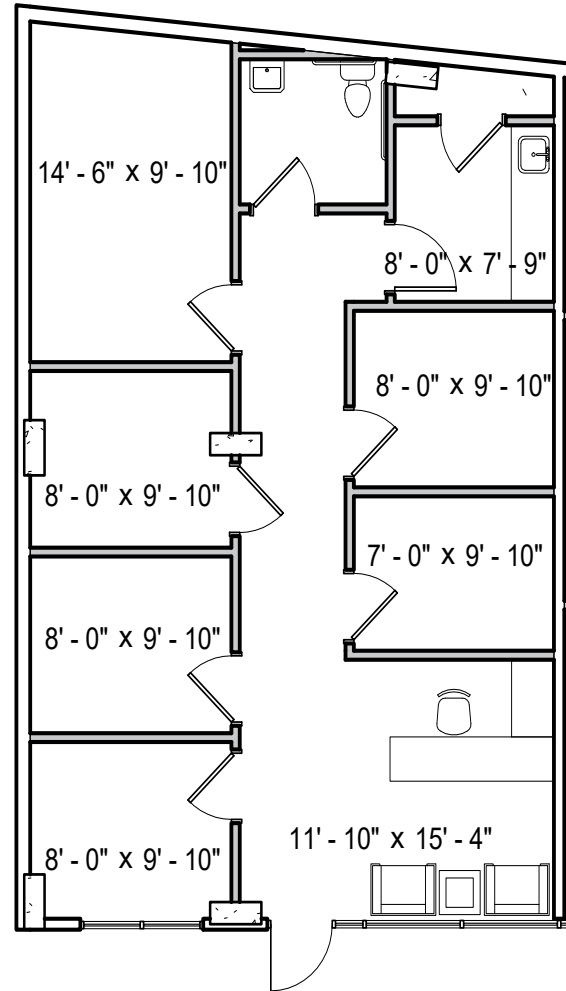
MAAC.COM



Available

Suite 150 - 1,056 RSF

Scan Code to Take Virtual Tour!



AMENITIES

- 30,000 SF of Retail and Restaurants on Ground Floor
- Walking Distance to Central Park & Historic Shawnee Trail
- 6 Million SF of Shopping Within a Two-Mile Radius
- Convenient Accessibility to an Abundance of Restaurants
- Six Hotels Within Minutes of the Property

DISCLAIMER

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 The Property may be withdrawn without notice.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 damage 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. ©2023 Jones Lang LaSalle IP, Inc. All rights reserved.

