

5000 HEADQUARTERS

LEGACY HEADQUARTER OPPORTUNITY

ALL THE

SPACE

YOU NEED



CAPITAL
COMMERCIAL
INVESTMENTS, INC.



5000 HEADQUARTERS

ALL THE

FEATURES

YOU WANT



167,420SF
AVAILABLE



STORIES: 3



6/1,000
PARKING RATIO



YEAR BUILT
2002



TYPICAL FLOOR SIZE:
59,000 SF



**LOADING
DOCK**



**FITNESS CENTER
& GAMEROOM**



**DUAL FEED
ELECTRICAL SERVICE**



CAFETERIA



**5.44 ACRES OF DEVELOPABLE
VACANT LAND FOR EXPANSION**

5000 HEADQUARTERS

ALL THE

CULTURE

YOU LOVE



RESTAURANTS

- 01 Five Guys

02 Starbucks

03 Loft Restaurant and Bar

04 Dave's Hot Chicken

05 Lazy Dog Restaurant & Bar

06 Uncle Zhou

07 Gyu-Kaku Japanese BBQ

08 Cristina Fine Mexican
- 09 Freebirds World Burrito

10 Grub Burger Bar

11 McAlister's Deli

12 Yummy Burgers & Bar

13 Oishii Sushi & Pan-Asian Cuisine - Plano

14 Tacodeli

15 Benedict's Restaurant
- 16 Shark Club Sports Grill

17 The Halal Guys

18 Tight Ends Sports Bar & Grill

19 La Meglio

20 Turkish Cafe & Lounge

21 Il Brothers Grill & Bar

22 Delucca Gaucho Pizza & Wine Plano

23 Bawarchi Biryani

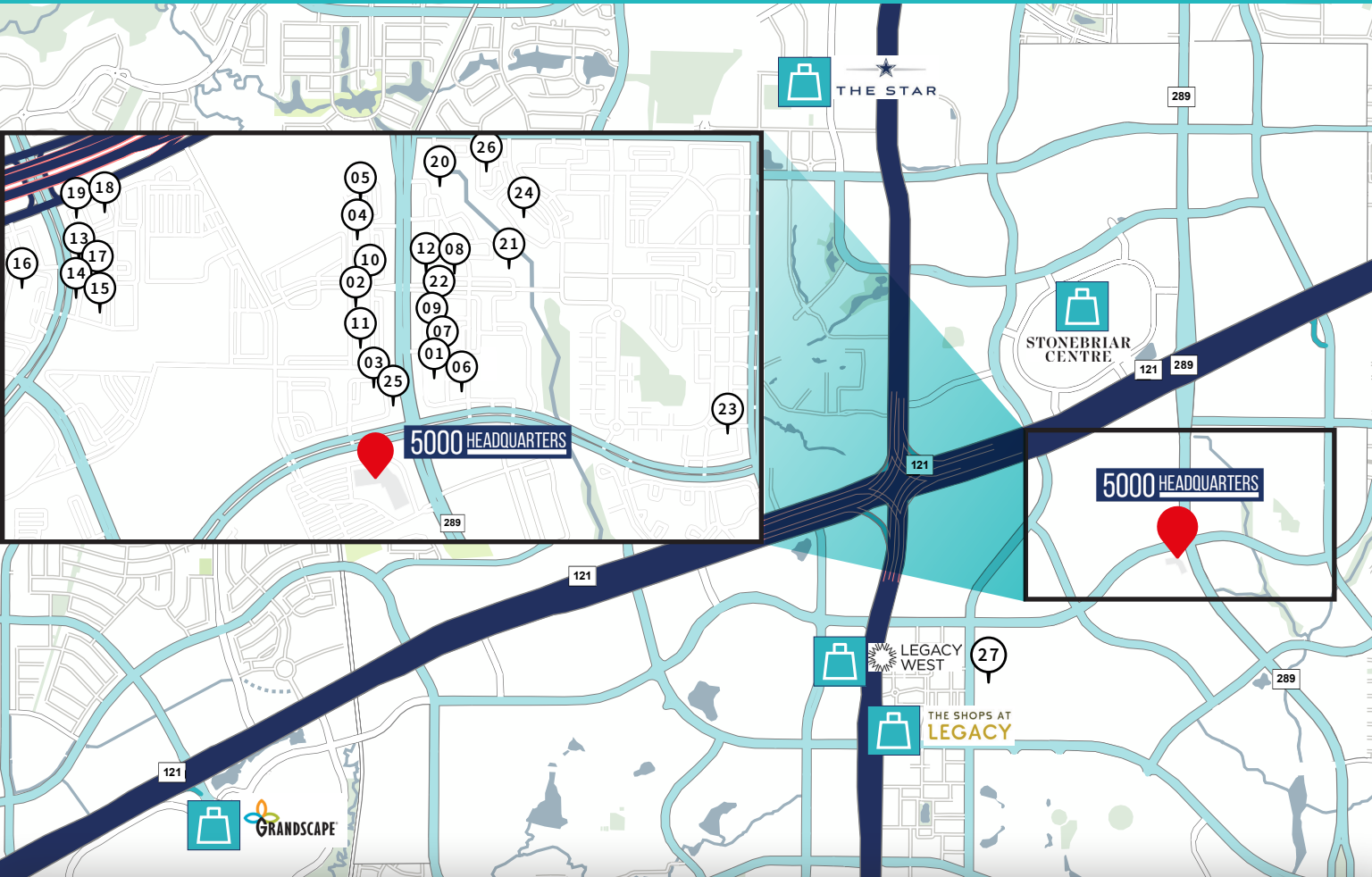
HOTELS

- 24 SpringHill Suites

25 NYLO Dallas Plano Hotel

26 Fairfield Inn & Suites

27 Cambria Hotel Plano Frisco



OVER 20+
CORPORATE NEIGHBORS



20 MINUTES TO DFW
INTERNATIONAL AIRPORT



25 MINUTES TO DALLAS
LOVE FIELD AIRPORT



25 MINUTES
TO DOWNTOWN DALLAS

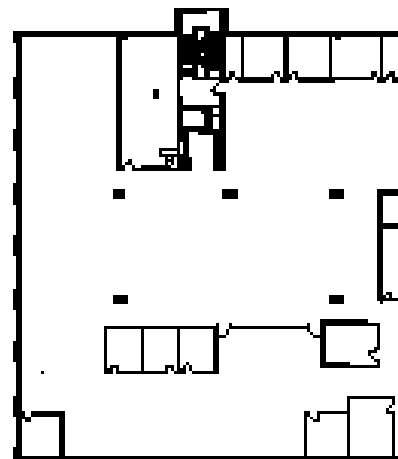


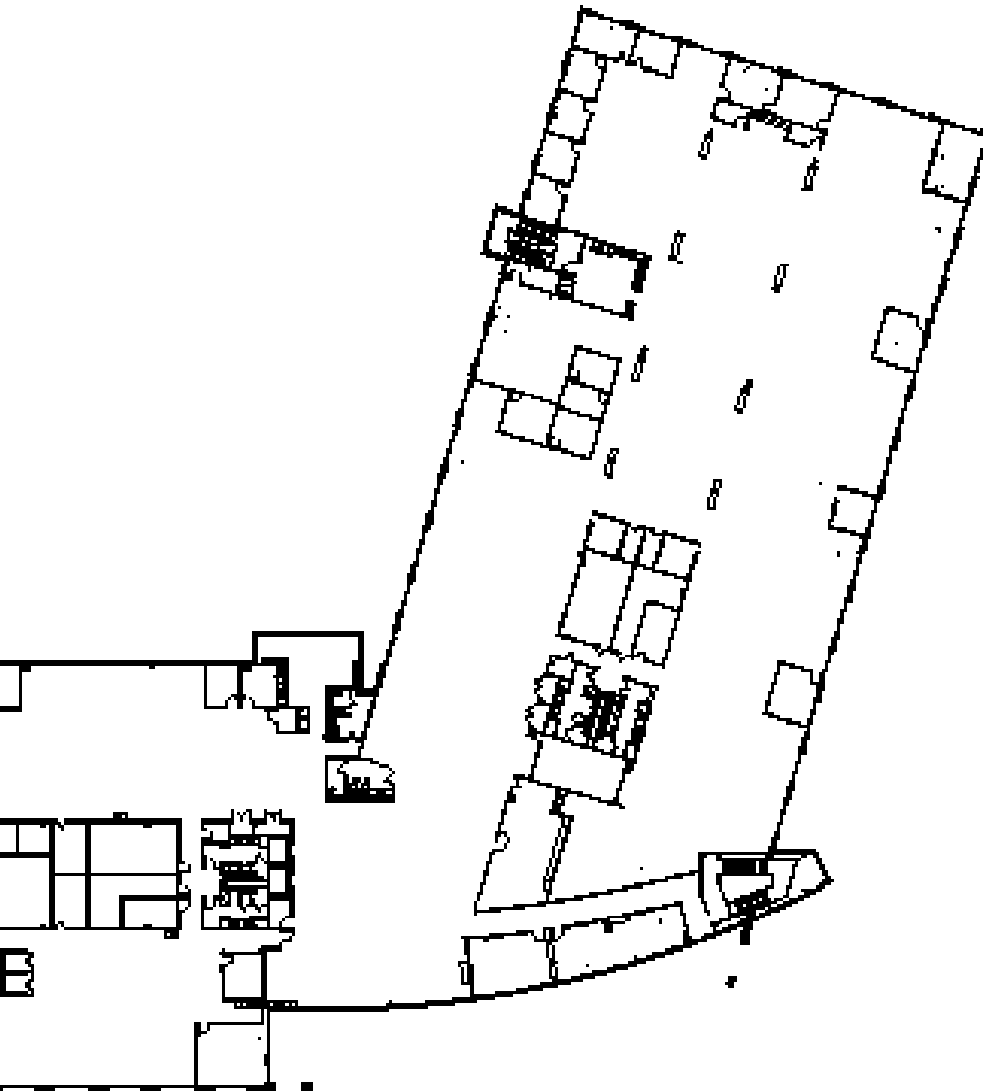
60+ RESTAURANTS
IN A 5 MINUTE RADIUS

5000 HEADQUARTERS

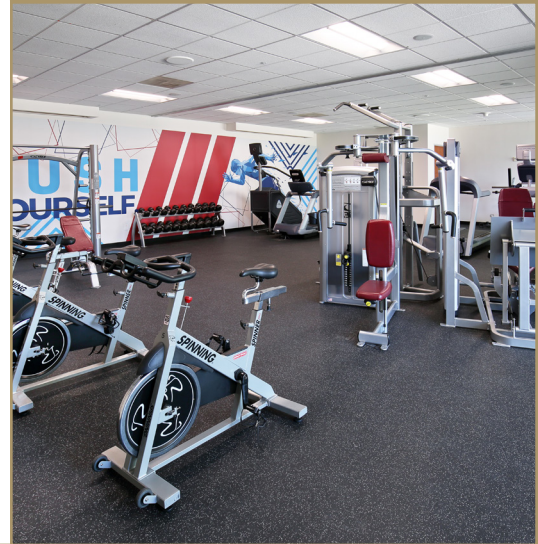
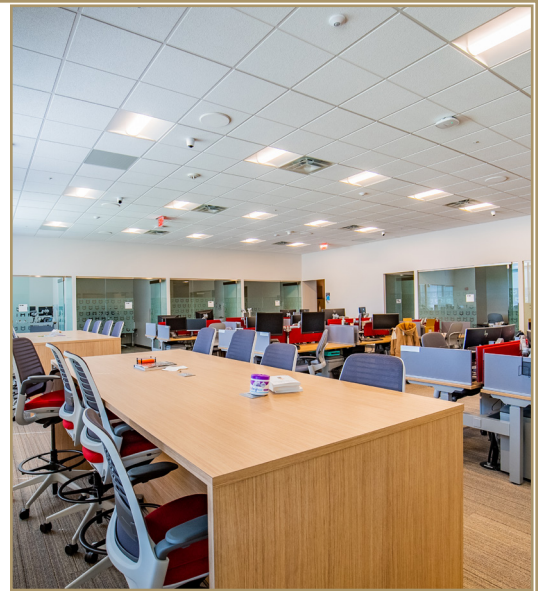
TYPICAL

FLOORPLATE





AVERAGE FLOORPLATE
SIZE IS 59,000 SF



LEASING INFORMATION

www.ccilegacy.com
5000 Headquarters Drive
Plano TX 75024

214 438 6100

T. D. Briggs td.briggs@jll.com
Blake Shipley blake.shipley@jll.com
Ashley Curry Ashley.curry@jll.com



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Information About Brokerage Services

Texas law requires all real estate license holders to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.

11-2-2015



TYPES OF REAL ESTATE LICENSE HOLDERS:

- **A BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- **A SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

AS AGENT FOR OWNER (SELLER/LANDLORD): The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

AS AGENT FOR BUYER/TENANT: The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

AS AGENT FOR BOTH - INTERMEDIARY: To act as an intermediary between the parties the broker must first obtain the written agreement of *each party* to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
 - that the owner will accept a price less than the written asking price;
 - that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
 - any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

AS SUBAGENT: A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

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LICENSE HOLDER CONTACT INFORMATION: This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

Jones Lang LaSalle Brokerage, Inc.	591725	renda.hampton@jll.com	+1 214 438 6100
Licensed Broker /Broker Firm Name or Primary Assumed Business Name	License No.	Email	Phone
Daniel Glyn Bellow	183794	dan.bellow@jll.com	+1 713 888 4000
Designated Broker of Firm	License No.	Email	Phone
	N/A	N/A	N/A
Licensed Supervisor of Sales Agent/ Associate	License No.	Email	Phone
T.D. Briggs	350404	td.briggs@jll.com	214-438-1503
Sales Agent/Associate's Name	License No.	Email	Phone

Buyer/Tenant/Seller/Landlord Initials

Date



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	N/A	N/A	N/A
Licensed Supervisor of Sales Agent/ Associate	License No.	Email	Phone
Blake Shipley	577382	blake.shipley@jll.com	214-438-6118
Sales Agent/Associate's Name	License No.	Email	Phone

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Sales Agent/Associate's Name	License No.	Email	Phone

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