

Towne Square Place II

24 new pre-finished offices

1,918 SF to 5,429 SF

Plano, Texas

www.primeracompanies.com









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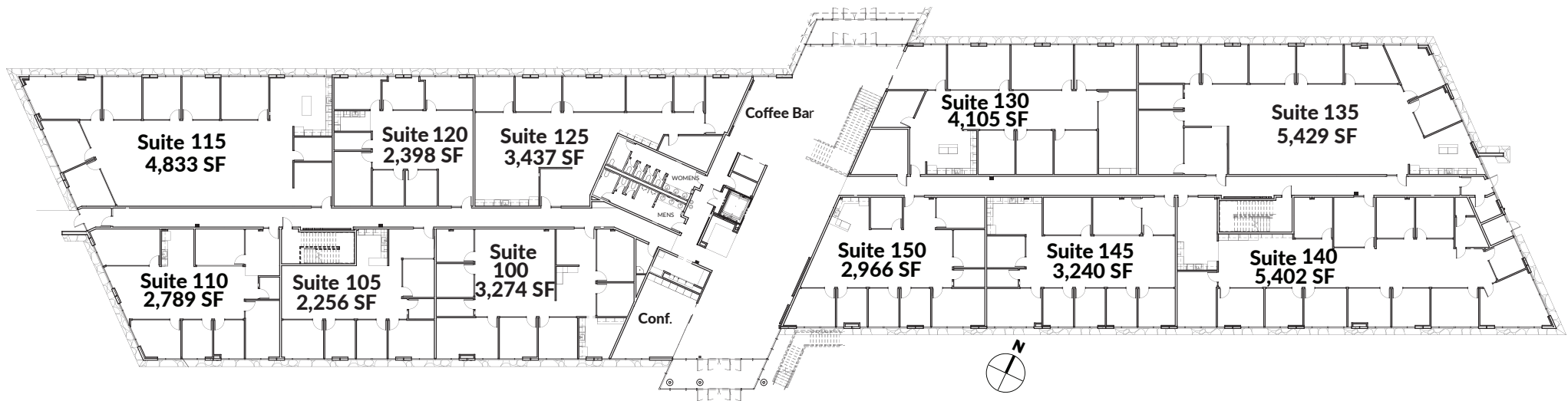
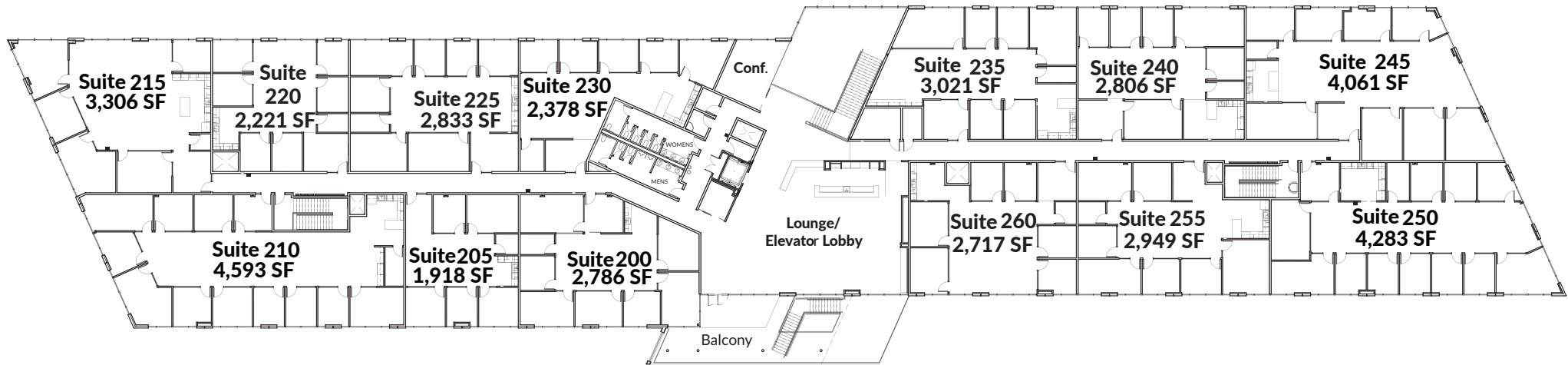
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Towne Square Place
3800 Belleview Drive
Plano, Texas 75024

Class A Office Space
Two-story 80,000 SF Building
24 New Pre-Finished Suites
1,918 SF to 5,429 SF
2,221 SF to 5,429 SF currently available

Building Features and Amenities:

- REME-HALO® air purification kills up to 99% of bacteria, mold and viruses
- Touchless elevator and entry doors, among other safe-building features
- Indoor-outdoor Café with expansive two-level seating area
- Generous green space connecting Towne Square I and Towne Square II
- High-tech security with cameras, DVR, and card access
- WiFi in common areas
- Two conference rooms—seating 6 and 14
- Indoor-outdoor self-service Café with food mart
- Four parking spaces per 1,000 SF (covered parking available)
- Energy Star certification applied for
- Insulated dual-pane glass
- BOMA Method A
- Butler Cleaners dry cleaning service
- Booster Fuels on demand fuel delivery
- Legacy North Mobile Detailing service available
- Walking distance to restaurants, shops, fitness studios, and other amenities
- Eddie V's Steakhouse, Gloria's Mexican Restaurant, Firebirds, Hideaway, Chick Fil A, Spec's **coming in 2022**
- Local ownership with in-house, onsite property management
- Dedicated natural gas line and backup generator



Nibble & Sip

RESTAURANTS

1. Basera Indian Cuisine
2. BoomerJack's Grill and Bar
3. Chik-fil-A
4. Costa Vida
5. Cristina's
6. Delucca Gaucho Pizza & Wine
7. Dimassi's Mediterranean Buffet
8. Five Guys
9. Freebirds World Burrito
10. Go Fish Poke
11. Grubb Burger Bar
12. L&L Hawaiian Barbeque
13. Lazy Dog Restaurant & Bar
14. Masala Wok
15. McAllister's Deli
16. Pei Wei
17. Taziki's Mediterranean Cafe
18. Woodtop Tavern
19. Yummy Burgers & BBQ

CAFES

20. Hi Sweetie Ice Cream Rolls & Desserts
21. Kung Fu Tea
22. McDonald's
23. Starbucks
24. Nekter Juice Bar

LIQUOR STORES

25. Total Wine & More
26. vomFass

BARS

27. Il Brothers Grill & Bar
28. Holy Grail Pub
29. Rugby House Pub
30. Yama Izakaya & Sushi

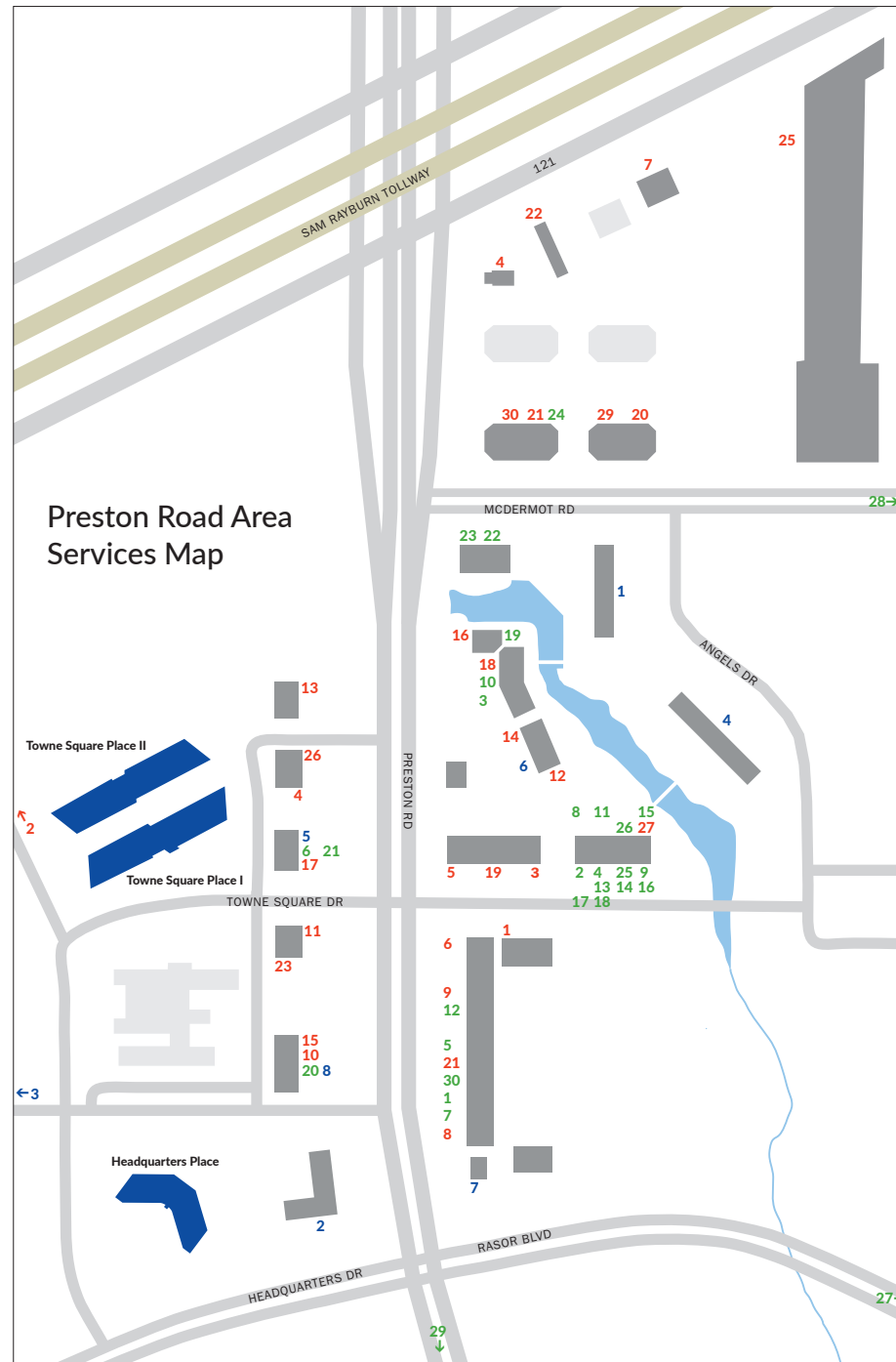
Other Services

LODGING

1. Fairfield Inn & Suites
2. NYLO Hotel
3. Sandman Signature Plano-Frisco
4. Spring Hill Suites by Marriott

OFFICE SERVICES

5. AT&T
6. Bloom Couture Florist
7. Comerica Bank
8. The Print House



Wellness & Beauty

BEAUTY SALONS

1. AALAM The Salon
2. Celebrity Beauty Waxing & More
3. Knockouts Haircut for Men
4. Lash Envy
5. Lavender Nail Bar
6. Plano Legacy Nails & Spa
7. Robb's Hair Designs
8. Shear Peace Hair Salon
9. Skin Care by Viktoria
10. Verona Nails & Spa

HAIR CARE

11. Courtney's Cozy Corner
12. Dapper Barber & Co.
13. Hair by Nadia
14. Imagique Hair & Spa
15. Lavande Face & Body
16. Molly Bun Salon
17. Nicci Rachel Salon
18. SG Hair Designs

GYMS

19. Harter Strength & Conditioning
20. Orangetheory Fitness
21. Pure Barre

SPAS

22. Aqua Nail
23. Become Yourself
24. Ideal Image Plano
25. Massage by Judy
26. Melanie Catone at Imagique Hair & Spa
27. Organic My Skin
28. Relax Myora Spa Lounge
29. Texas Laser Clinic

WELLNESS

30. The JOINT Chiropractic

PRIMERA

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