



# NORTHWOOD TOWER



5757 ALPHA ROAD  
DALLAS, TEXAS 75240

A PROJECT OF:



LEASED AND MANAGED BY:



# Location.

- EXCELLENT VISIBILITY FROM LBJ
- PROMINENT LOCATION NEAR GALLERIA
- EASY ACCESS TO LBJ AND DNT
- 14 MINUTES TO DALLAS LOVE AIRPORT
- 16 MINUTES TO DFW AIRPORT

## VILLAGE ON THE PARKWAY

Neighborhood Services, RA Sushi, Hopdoddy, Yard House, Lazy Dog, Gloria's, Flying Fish, Sidecar Social, CAVA, Whole Foods, AMC Theatre

## BELTLINE AT MONTFORT

Chipotle, Great Outdoors, Panera Bread, La Madeline, La La Land, Corner Bakery, Chick-fil-A, Shake Shack, McAllister's Deli, Flower Child, Blue Mesa

## BELTLINE AT PRESTON

Chick-fil-A, Superchix, Snappy Salad, Torchy's Tacos, Dave's Hot Chicken, Taco Joint

## RESTAURANT ROW

Kenny's Wood Fire Grill, Ida Claire, Salata, BJ's Restaurant, Chuy's, Chamberlin's, Starbucks, Mesero, TGI Fridays, Buffalo Wild Wings, Texas de Brazil, In & Out Burger, Lupe Tortilla

## PRESTON AND ALPHA

Dunkin Donuts, Starbucks, WingStop, Subway, Taco Bell, Domino's Pizza

## GALLERIA MALL

Blue Fish, Five Guys, Canes, Oceanaire, Little Katana, Mi Cocina, Starbucks, Grand Lux Café





## BUILDING

Built 1980  
10 Floors  
Total Size 168,328 RSF  
Typical Floor Plate 17,709 RSF



## 2019 RENOVATIONS

Lobby and Corridors  
Restrooms  
Parking Garage  
Elevator Modernization  
Updated Cooling System  
Conference Room  
Tenant Lounge

## SECURITY

24/7 Access to Building via Key Card Access  
On-Site Camera Monitoring  
On-Site Security Guard  
Secured Garage



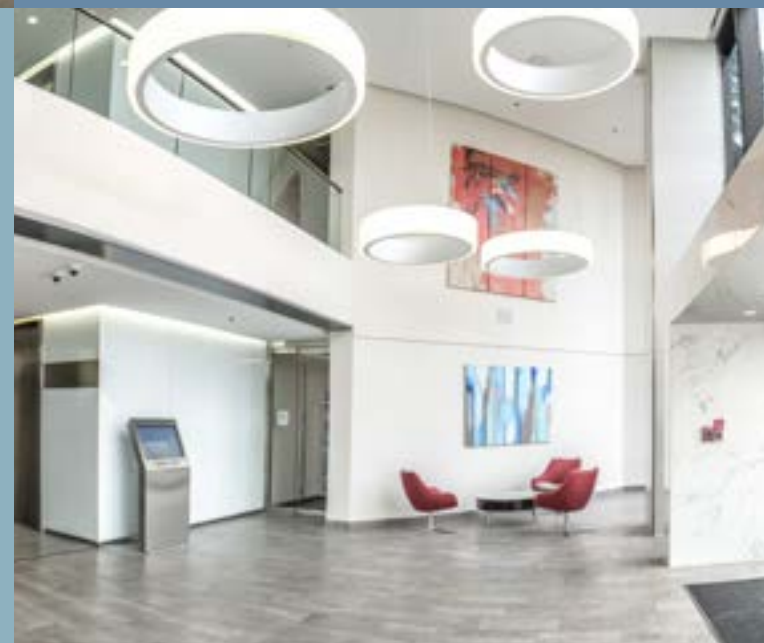
## PARKING

4:1,000  
5-Level Secured Garage



## ON-SITE AMENITIES

24-Person Conference Room  
Tenant Lounge  
Grab-n-Go Deli  
On-Site Security  
5 Level Secured Garage



## TELECOM / FIBER

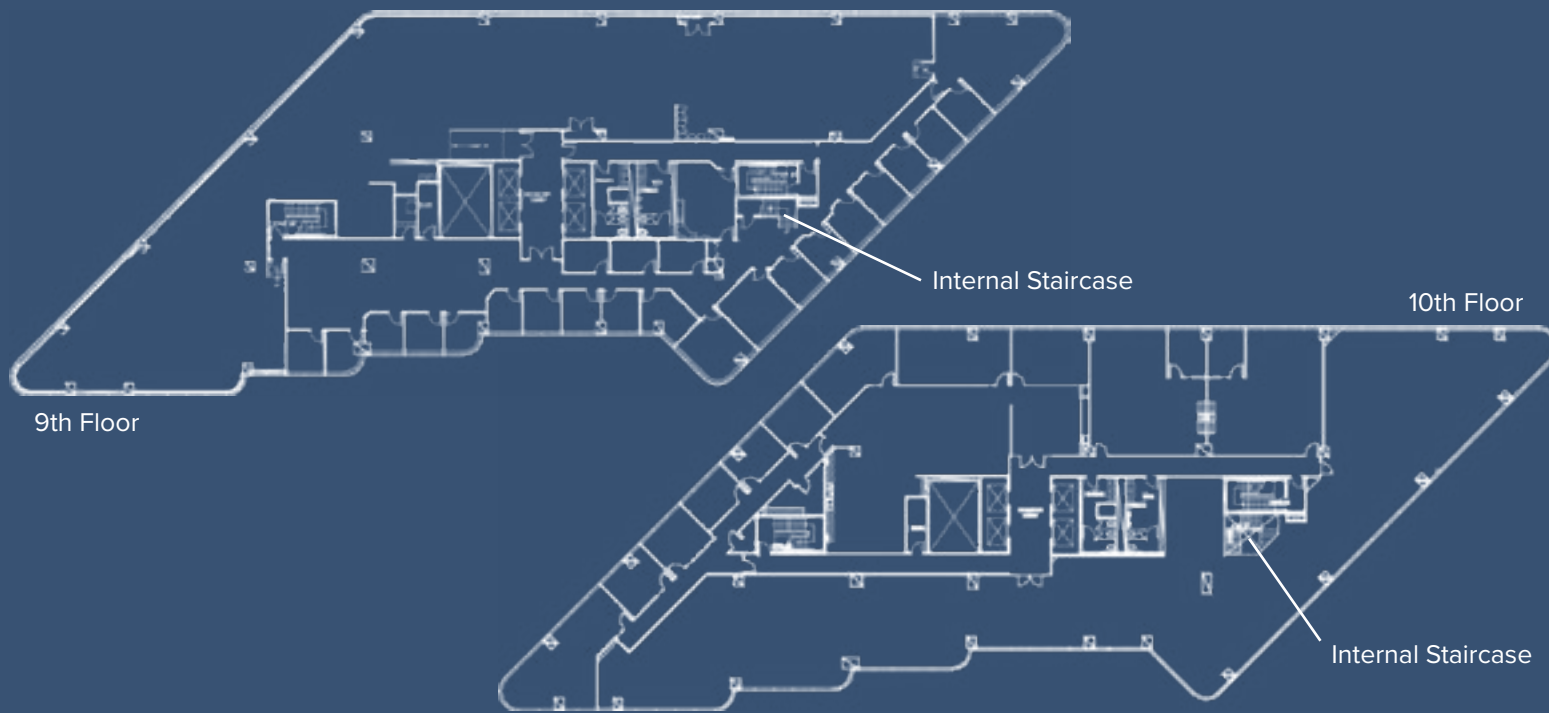
AT&T  
Foremost Technologies  
Logix  
Spectrum  
CenturyLink

# Big Block 9th & 10th Floor Availability

26,902 RSF CONNECTED VIA INTERNAL STAIRCASE

Suite 900: 17,709 RSF

Suite 1050: 9,193 RSF



## Spec Suites

MOVE IN READY SPEC SUITES WITH FRESH FINISHES  
RANGING FROM 742 RSF TO 2,322 SF





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