



# PARK PLACE

[2911TURTLECREEK.COM](http://2911TURTLECREEK.COM)

Jones Lang LaSalle Brokerage, Inc

# ABOUT PARK PLACE ON TURTLE CREEK



NET RENTABLE AREA  
184,443 RSF



CLASSIC &  
TIMELESS DESIGN



SUPERB UPTOWN/TURTLE  
CREEK LOCATION



DIRECT ACCESS  
TO KATY TRAIL



UPGRADED  
AMENITIES



INDOOR/OUTDOOR  
HIGH-END TENANT LOUNGE



FLOORPLATES AVERAGING  
JUST UNDER 15,000 RSF



3:1,000 RSF PARKING  
498 STALL GARAGE



PARKS PANTRY  
MICRO MARKET



SUPERB LOCATION



Adjacent to 5-star Rosewood Mansion on Turtle Creek and The Mansion Residences



Future site of the Dallas Four Seasons Hotel and Private Residences



Convenient to West Village and Victory Park, home to the American Airlines Center

WITHIN 1 MILE

100 RESTAURANTS

10 HOTELS

20 GYMS/FITNESS

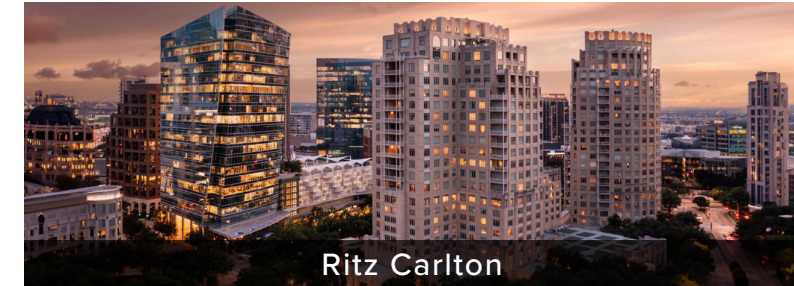
15 MINS DALLAS LOVE FIELD AIRPORT



LOCAL FAVORITES



Katy Trail



Ritz Carlton



Sixty Vines



Katy Trail Icehouse



Rosewood Mansion



Las Palmas

- ★ LOCAL FAVORITES
- RESTAURANTS
- HOTELS
- FITNESS



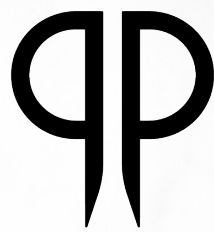
# HOSPITALITY- INFUSED SPACES WITH AMENITY- RICH OFFERINGS

## PRESTIGIOUS OWNERSHIP

Piedmont Realty Trust™ (NYSE: PDM) is a fully integrated, self-managed real estate investment company focused on delivering an exceptional office environment. As an owner, manager, developer, and operator of approximately 16 MM SF of Class A properties across major U.S. Sunbelt markets, Piedmont Realty Trust™ is known for its hospitality-driven approach and commitment to transforming buildings into premier “Piedmont PLACES” that enhance each client’s workplace experience.

**Our Commitment to PLACEmaking:** We understand that today’s employees seek environments that support their company culture and foster a sense of belonging. This shift has guided our approach to repositioning assets not only to change the built environment for the better, but also to enhance the overall level of service.

Piedmont has been prioritizing energy efficiency and pursuing third-party certifications for many years, and we consider sustainability to be a long-term commitment which we proudly undertake on behalf of all our tenants and our communities. Piedmont has empowered property teams with the data and tools they need to sustainably manage our buildings by leveraging industry partnerships with ENERGY STAR, BOMA, and U.S. Green Building Council, to confirm and advance the environmental performance of our assets. By implementing these processes, we will continue to improve our environmental performance year over year. We are deeply committed to the safety and wellbeing of our tenants and an extensive description of our efforts can be found within our Corporate Responsibility Report at: [piedmontreit.com](http://piedmontreit.com).



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