

*FRISCO
SQUARE*



SHOP cos.

OPEN

Main

TABLE OF CONTENTS

PG. **3** ABOUT

PG. **4** OBLIQUE

PG. **5** SITE AERIAL

PG. **6** TRADE AERIAL

PG. **7-8** SITE PLAN

PG. **9-10** PHOTOS

ABOUT

PROJECT SCOPE

Frisco Square is a 147 acre mixed-use development touting a pedestrian-friendly urban environment which features established office, luxury multi-family, and quality hospitality options along with numerous amenities. Positioned along Main Street between the Dallas North Tollway and Preston Road, the trade area stands out offering some of the best dining and shopping experiences in addition to one of a kind entertainment venues including the likes of Toyota Stadium and Cinemark's Next Gen Theater. The project is a staple destination not only for Frisco locals but to surrounding DFW communities hosting several renowned events throughout the year, including Christmas in the Square, a celebration which has become the third largest event in North Texas with more than 750,000 participants. Frisco Square is a true testament to why Frisco is one of the fastest growing cities in America and most recently named Best Place to Live by Money Magazine.

DEMOGRAPHICS

	1 mile	3 mile	5 mile
Est. Population	4,695	81,713	235,843
Avg. HH Income	\$99,988	\$136,165	\$130,762
Total Housing Units	1,649	27,057	80,008
Daytime Population	9,996	73,829	213,690
Medium Home Value	\$257,653	\$340,174	\$281,336

DETAILS

- **Tower at Frisco Square**
- 2,800 SF Endcap – 2nd Gen Restaurant
- 4,700 SF Endcap – Shell Condition
- **Plaza at Frisco Square**
- 1,966 SF Existing Market Coming Available
- 2,764 SF Inline – 2nd Gen Title Office
- 2,200 SF 2nd Gen Office Coming Available
- **Isaac at Frisco Square**
- 4,600 SF Endcap – Shell Condition

In the Neighborhood:



TOYOTA
STADIUM



Medical City
Frisco

OBLIQUE

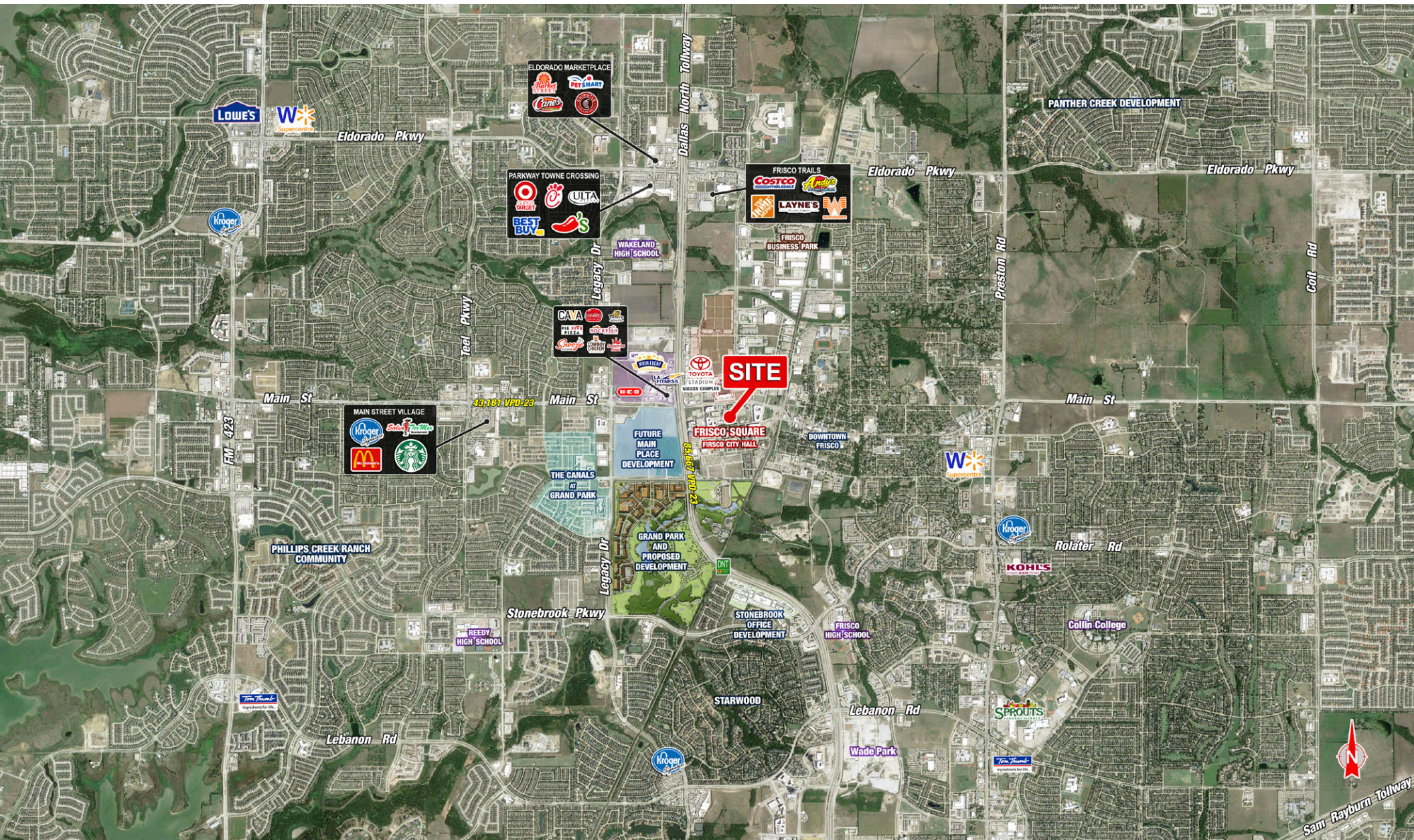


 <p>IN THE AREA:</p>	 <p>20,500 SEATS - HOME OF FC DALLAS</p>	 <p>70K SF, 32 AC FARMER'S MARKET</p>	 <p>IDYLIC HEART OF FRISCO, TX</p>	 <p>FOOD TRUCK PARK IN THE HEART OF FRISCO</p>	 <p>144K SF SPORTING FACILITY</p>	 <p>LARGEST SOCCER ASSOC. IN NORTH TEXAS</p>	 <p>NORTH TEXAS' FIRST HEB LOCATION</p>
--	---	--	---	---	--	---	--

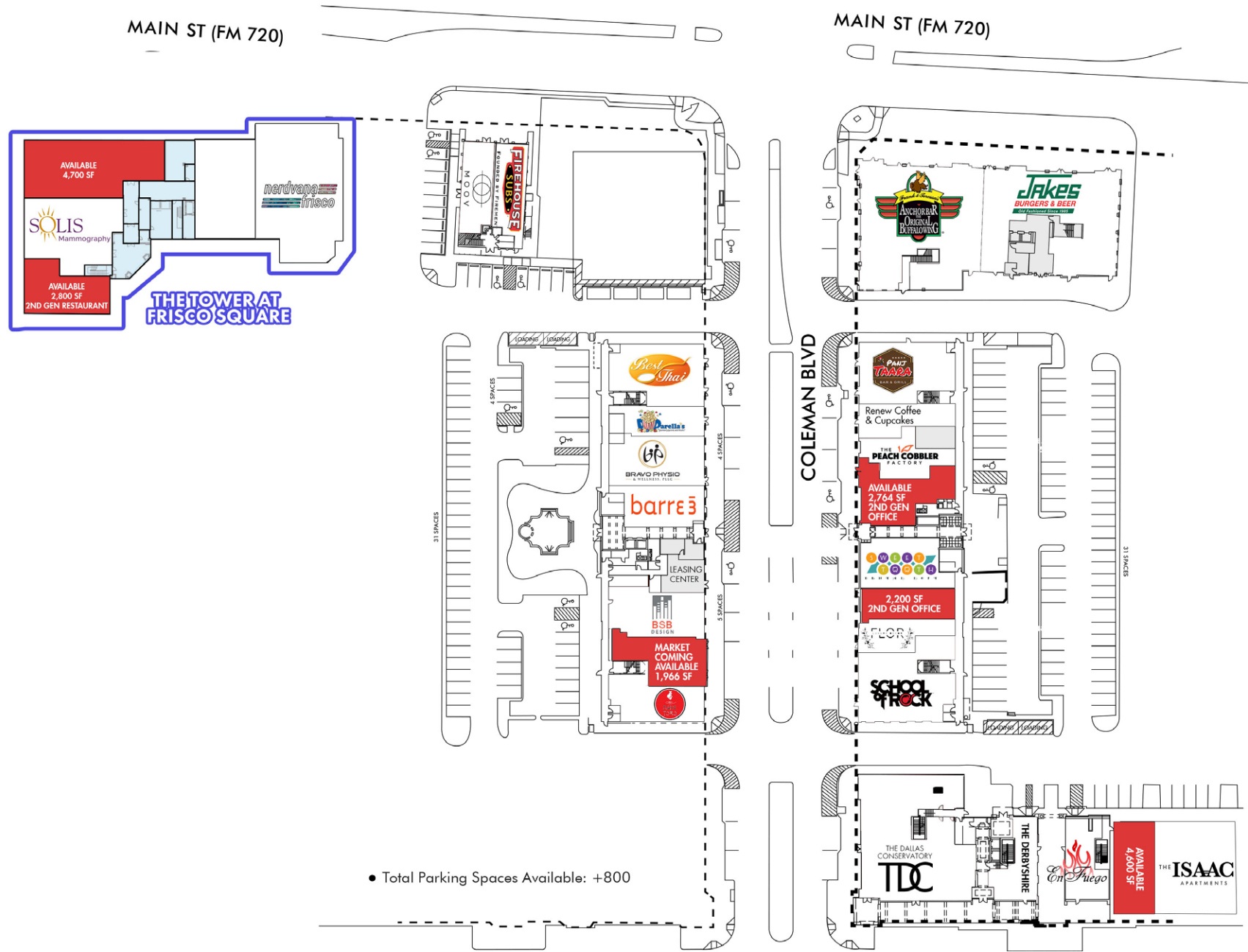
CLOSE UP AERIAL



TRADE AERIAL

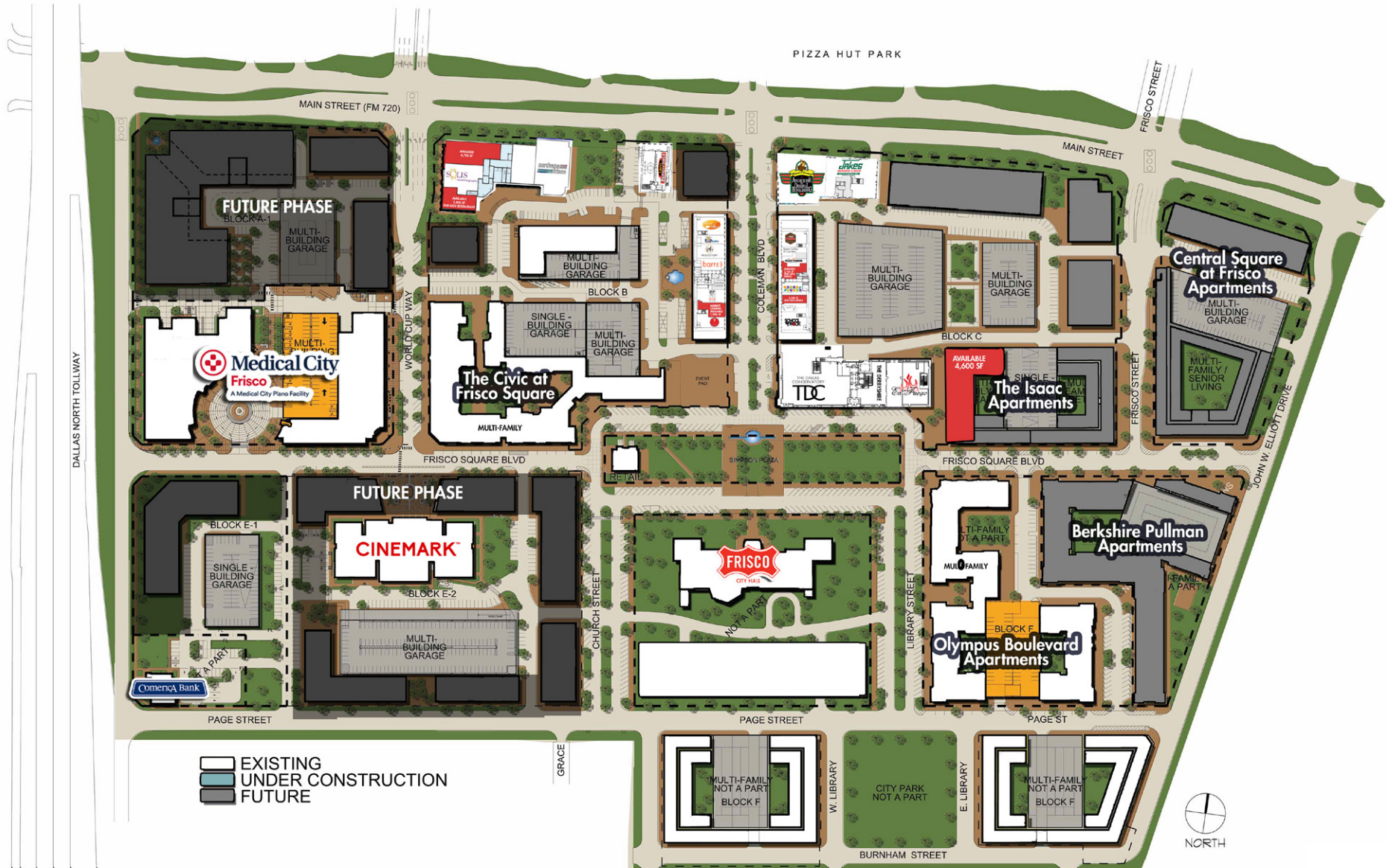


SITE PLAN



• Total Parking Spaces Available: +800

WHOLE SITE PLAN



PHOTOS



PHOTOS



SHOP^{CO.}

Landry Kemp

4809 COLE AVE STE 300, DALLAS, TX 75201

LANDRY@SHOPCOMPANIES.COM

214-398-2546 (DIRECT)

972-832-9409 (MOBILE)

Rachel Tomlinson

4809 COLE AVE STE 300, DALLAS, TX 75201

RACHEL@SHOPCOMPANIES.COM

972-430-2962 (DIRECT)

925-588-4728 (MOBILE)



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.

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. An owner's agent fees are not set by law and are fully negotiable.

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. A buyer/tenant's agent fees are not set by law and are fully negotiable.

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:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

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.

SHOP COMPANIES

Licensed Broker/Broker Firm Name

9002835

License No.

shop@shopcompanies.com

Email

214.960.4545

Phone

RAND HOROWITZ

Designated Broker of Firm

513705

License No.

rand@shopcompanies.com

Email

214.242.5444

Phone