

University Plaza

275 W. Campbell Rd., Richardson, Tx.

Building Amenities

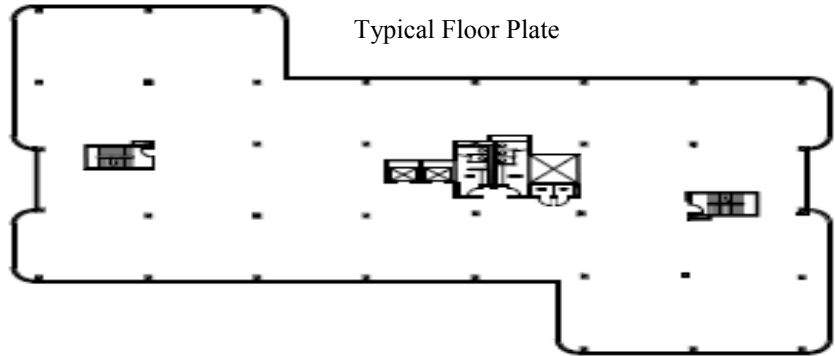
Energy Star Award (2008)
 Two-story atrium lobby
 Day Porter
 Surface Parking: 1:250
 Covered Parking: 1:1,000
 Newly renovated lobby, elevators,
 common areas and lighting retrofit
 Full-service bank and drive-through
 Surrounded by numerous restaurants,
 hotels, fitness center and retail shopping

Total Building Size: 118,614 sf
 Percent Leased: 87%
 Rental Rate: \$15.00 + E
 2010 Est. Electrical: \$2.60/sf
 Common Area Factor: 12.20%
 TI allowance: Negotiable
 Term: 3-5 Years
 Year Built: 1980

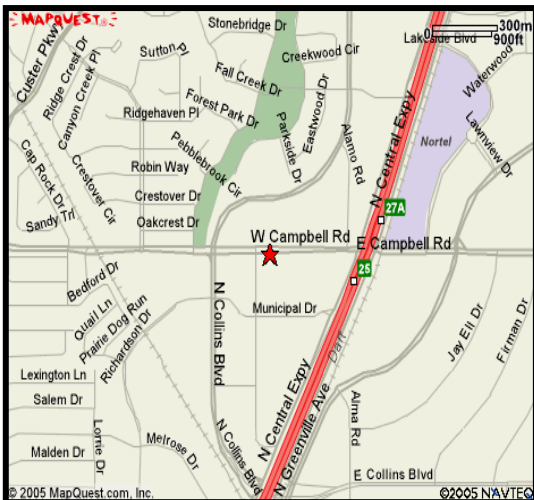


Available Suites

Suite 101.....	4,338
Suite 220.....	1,634
Suite 313.....	1,668
Suite 330.....	4,172
Suite 410.....	1,454
Suite 621.....	2,092



Typical Floor Plate



Highly visible, University Plaza provides easy access to North Central Expressway, George Bush Turnpike, North Dallas Tollway and LBJ Freeway.

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