



Alliance★Texas®



ALLIANCE COMMERCE CENTER 14

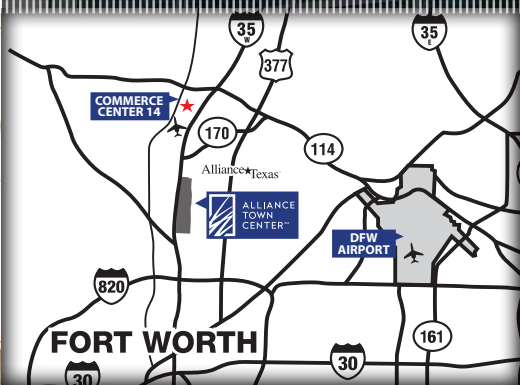
2301 EAGLE PARKWAY

Class A Office Space with easy access to I-35W via Eagle Parkway



For more information, please contact Steve Aldrich or Ian Kinne at Hillwood Properties, 817.224.6000.

AllianceTexas® is an 18,000-acre master-planned community including four distinctive developments — Alliance®, Circle T Ranch®, HeritageSM and Alliance Town Center®. Together, they offer world-class aviation, office, industrial, retail, educational, residential and recreational opportunities. For more information about commercial real estate opportunities, including lease, purchase or property management, please contact us today at 817.224.6000. © Copyright 2017 Hillwood Development Company, LLC.



 AllianceTexas.com

9800 Hillwood Parkway, Suite 300, Fort Worth, Texas 76177, 817.224.6000

Alliance★Texas®



Commerce Center 14

BUILDING HIGHLIGHTS

- 72,772 RSF building
- 16,230 RSF and 18,981 RSF wings
- Contiguous space available from 3,227 RSF up to 18,981 RSF
- Two story flexible office building
- Existing furniture available for plug & play
- Efficient centralized layout (core restrooms and mailroom)
- 4:1000 parking ratio
- Two story atrium lobby
- 10' ceiling height
- Adjustable VAV/HVAC systems
- Heavy landscape and irrigation

Location Advantages:

- Direct access to Interstate 35W
- 5 minutes to State Highways 114 and 170
- Minutes to Alliance Town Center
 - 1.4 million SF of regional retail and boutique shopping
 - High quality and upscale living options
 - Biking and hiking trails offering connectivity throughout
- Adjacent to Fort Worth Alliance Airport - premier general aviation airport
- 25 minutes to DFW Airport
- More than 20 colleges and universities within a 50-mile radius

AllianceTexas Advantages:

- On-site Hillwood Property Management
- Alliance Opportunity Center provides complimentary recruitment services for all career levels
- Tarrant County College provides on-site employee training
- Numerous staffing agencies
- Professional development and networking groups

2301 Eagle Parkway
Fort Worth, Texas, 76177
Denton County

East Office Area - First Floor



East Wing

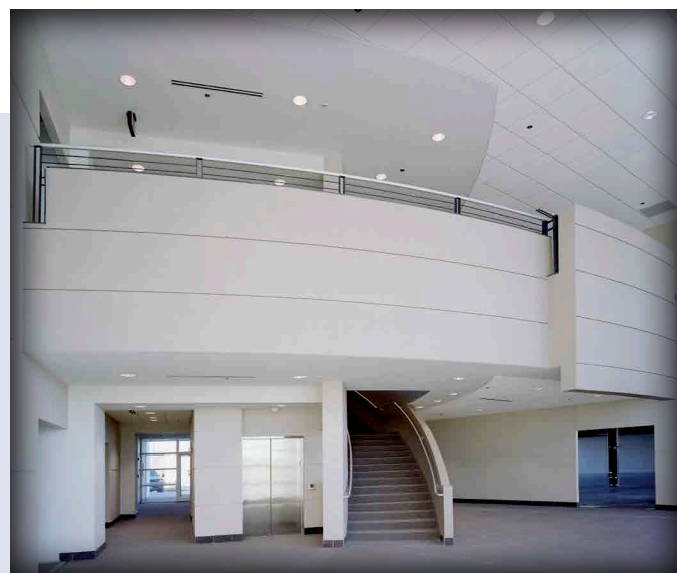
- Space available from 3,227 RSF up to 16,230 RSF
- Currently configured in 3 suites with the following:
 - Reception area
 - Conference rooms
 - Break room
 - Open office space and private offices
 - Plug & play

West Office Area - First Floor



West Wing

- 18,981 RSF available
- Reception area
- 4 conference rooms
- Break room
- 31 private offices
- Plug & play



East Wing



West Wing

