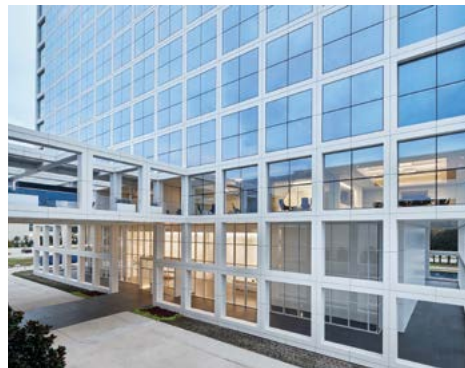
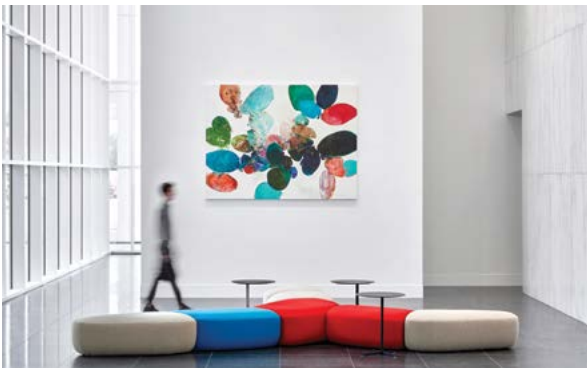
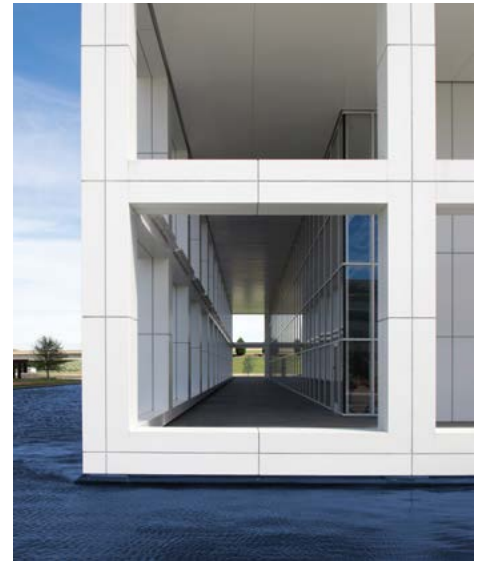




LEGACY
WEST



Design | Technology | Sustainability Frame Your Innovative Office Experience

GAEDEKE GROUP 

ONE & TWO LEGACY WEST

784 URBAN RESIDENTIAL

100+ RESTAURANTS

13 HOTELS

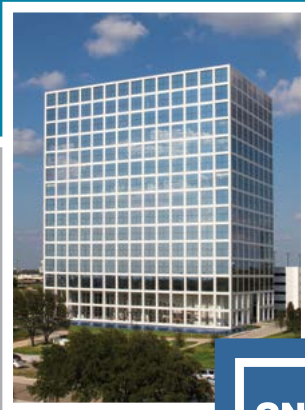
80+ SHOPS

14 FITNESS CENTERS

11 LAUNDRY SERVICES

255 ACRES OF ONE LEGACY WEST DEVELOPMENT

60K+ PEOPLE LIVE/ WORK IN AREA



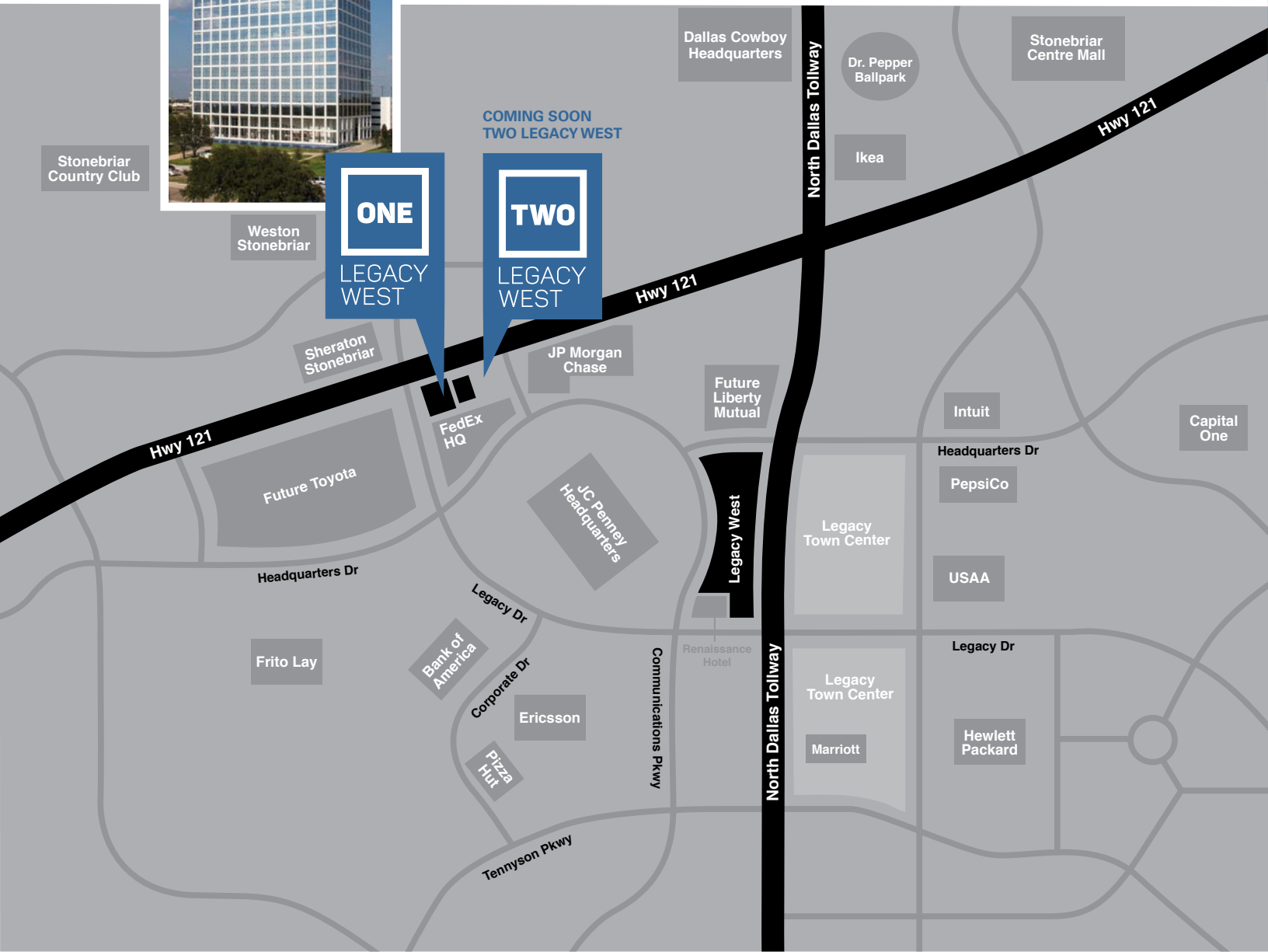
COMING SOON
TWO LEGACY WEST

ONE

LEGACY WEST

TWO

LEGACY WEST





ONE LEGACY WEST



Hip to be Square



Come take a ride with us at One Legacy West

Inspiration has a New Address

One Legacy West is a 14-story Class AA, 5 Star office tower designed by Morrison Dilworth + Walls. This stunning building features floor-to-ceiling windows with unobstructed 360° views, minimal interior columns, on-site fitness center, conference center, tenant lounge, outdoor terrace, and tranquil reflecting pool. Adjacent to Toyota and FedEx headquarters at Highway 121 and Dallas North Tollway, One Legacy West offers exceptional ingress/egress. Enjoy the vast area amenities of Legacy West Center, Stonebriar, The Shops at Legacy, Legacy Town Center, with complimentary shuttle service and bicycle check out.

RENTAL RATE

\$30.00 - \$32.00 NNN

Estimated 2017 Op Expenses \$9.80/rsf

Estimated 2017 Electricity \$1.10/rsf

COMMON AREA FACTOR

17.31%

BUILDING SIZE

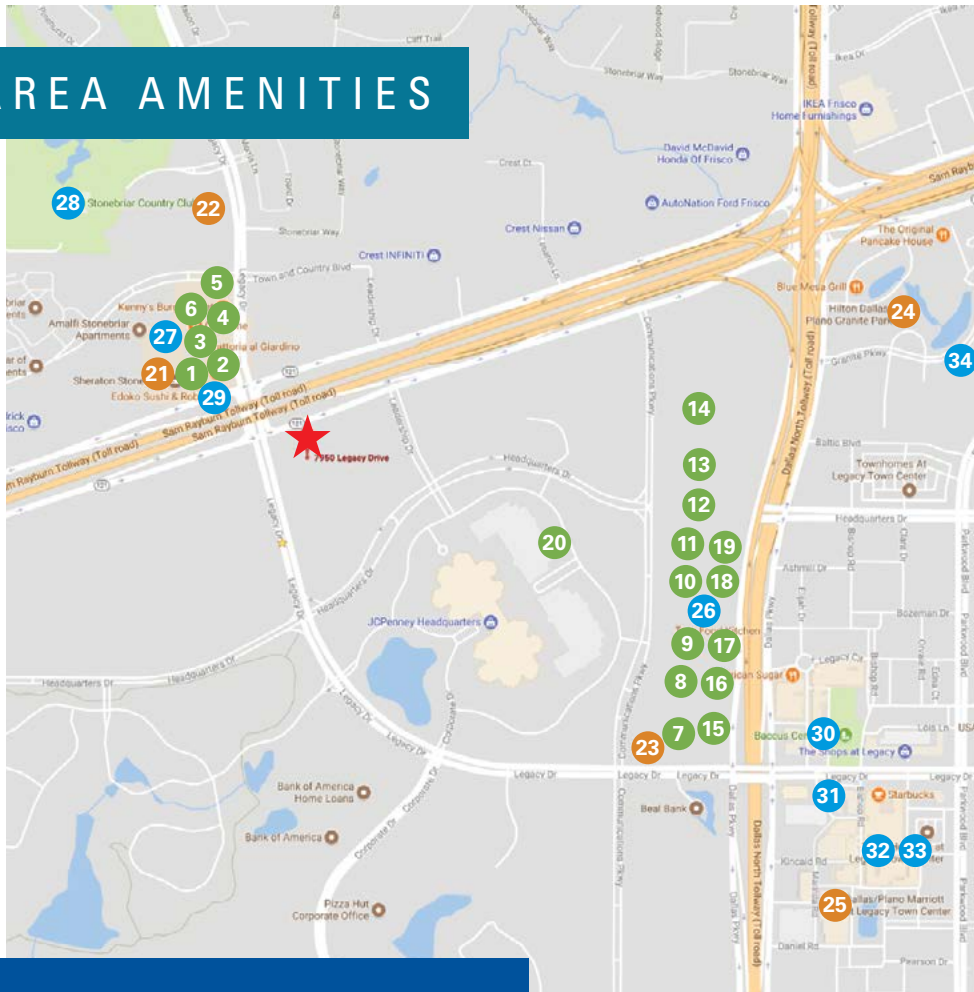
307,824 rsf

PARKING

4 : 1000 ratio

Garage Parking for Tenants and Visitors Reserved Garage - \$100.00/mo plus tax, Unreserved Garage - \$35.00/mo plus tax

AREA AMENITIES



RESTAURANTS

- 1 Edoko Sushi & Robata
- 2 Cantina Laredo
- 3 Trattoria al Giardino
- 4 One2One
- 5 Kenny's Burger Joint
- 6 Silver Fox
- 7 Sushi
- 8 Bistro 31
- 9 Earls Kitchen & Bar
- 10 Shake Shack
- 11 Tommy Bahama's Restaurant, Bar, Store
- 12 Mesro
- 13 North Italia
- 14 Fogo de Chão
- 15 Del Frisco's
- 16 Coffee Java
- 17 Toulouse Café and Bar
- 18 Taverna
- 19 Sprinkles Cupcakes
- 20 Starbucks

HOTELS

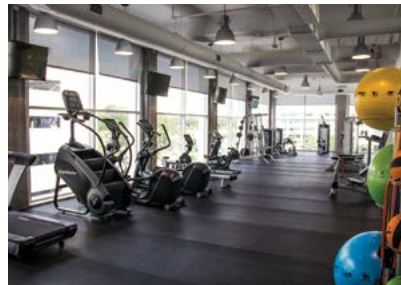
- 21 Sheraton Stonebriar Hotel
- 22 The Weston Stonebriar Hotel & Golf Club
- 23 Renaissance Plano Legacy West Hotel
- 24 Hilton Hotel
- 25 Marriott

ATTRACTIONS & FITNESS CENTERS

- 26 Legacy West Center
- 27 Stonebriar Commons
- 28 Stonebriar Country Club
- 29 Reform and Ride
- 30 Spa Habitat Legacy
- 31 The Yoga Factory
- 32 North Plano CrossFit
- 33 Surf City Fitness
- 34 Alpha Fitness Center

Building Features

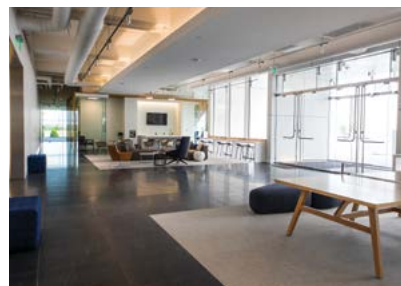
- 2,161 - 123,313 RSF Contiguous Available
- Amazing Visibility from Sam Rayburn and Dallas North Tollways
- Exceptional Ingress / Egress to Sam Rayburn & Dallas N Tollway
- Adjacent to Toyota and FedEx HQ
- Designed LEED Gold
- Conference Center & Fitness Center
- Outdoor Amenity Terrace with WIFI
- 24/7 On-Site Courtesy Officer 24/7 Card Key Access
- Fiberoptics Providers: AT&T, and Grande Communications Communications
- Electric car charging stations Bike racks / secure bicycle storage
- Complimentary Shuttle Service and Bicycle Check Out to Legacy West Area
- 24 minutes to DFW Airport, 30 Minutes to Downtown Dallas



Fitness Center



Tenant Conference Room



Tenant Lounge & Game Area



On-Site Restaurant STIR

One Legacy West

7950 Legacy Drive | Plano, TX 75024

Leasing Contacts:

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Elliot Prieur 214.273.3333

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