

THE WORKPLACE REIMAGINED

In an office market that offers the status quo, The Campus at Legacy West gives you an opportunity to find Life/Work Balance. Productivity, satisfaction, and tenure are increased when employees can enhance both the professional and the personal. The Campus at Legacy West offers large, flexible floorplates in a visually and structurally modern campus setting. This is balanced with an internal amenities list that is unmatched. Take a closer look and see why The Campus at Legacy West is The Workplace Reimagined.

THE VISION

The enhancements begin at Legacy Drive as you turn into the new south entry. This enhanced access welcomes visitors to buildings 1, 2, and 3, where 370,000+ SF of space is available.





The Vision: Increase accessibility, brighten, renew, refresh, and add a contemporary edge to a classic design. To compliment this aesthetic, add an equally thoughtful suite of features and amenities.





Bright corridors link all offices and amenities within The Campus at
Legacy West. Multiple dining options within and outside the property give
tenants great variety and convenience.



















Tenant interaction is fostered through available break-out spaces, along with common areas that provide an opportunity to work individually outside the office.

SAVE YOUR SATURDAY is not just a catchy phrase, it's the guiding principle used to make The Campus at Legacy West a leader in creating the new workplace. Surrounding tenants with conveniences that can become an easy part of a lunch break or a quick stop at the end of the work day will be a competitive advantage for savvy employers as they look to attract talent. Also, the availability of on-site childcare and pet care/boarding is a feature that will offer peace of mind and make life far simpler. The Campus at Legacy West is redefining the workplace and creating an innovative environment that fosters work/life balance.















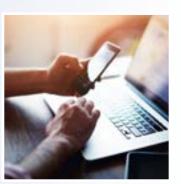


OFFICE AMENITIES REDEFINED









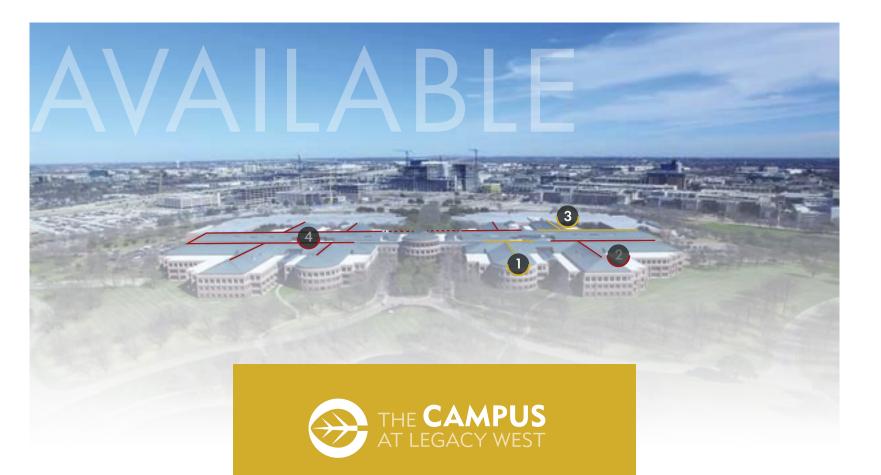








AMENITIES MAY INCLUDE (FROM TOP LEFT TO BOTTOM RIGHT): IT SUPPORT, SALON/BARBER, WORKOUT FACILITY WITH LOCKERS, STARBUCKS, SHOESHINE SERVICES, HEALTH/BEAUTY STORE, PRESCHOOL CHILDCARE, MEDICAL/DENTAL CARE, PHARMACY, PET CARE/BOARDING, OUTDOOR RECREATION AREA, ALTERNATIVE WORK SPACES, SHOPPING AT LEGACY WEST, SECURE COVERED PARKING, MASSAGE, FINE DINING AT LEGACY WEST, (NOT PICTURED): SUBWAY SANDWICHES, WORK CAFE, LAUNDRY/DRY CLEANING, CAR WASH, AND MORE

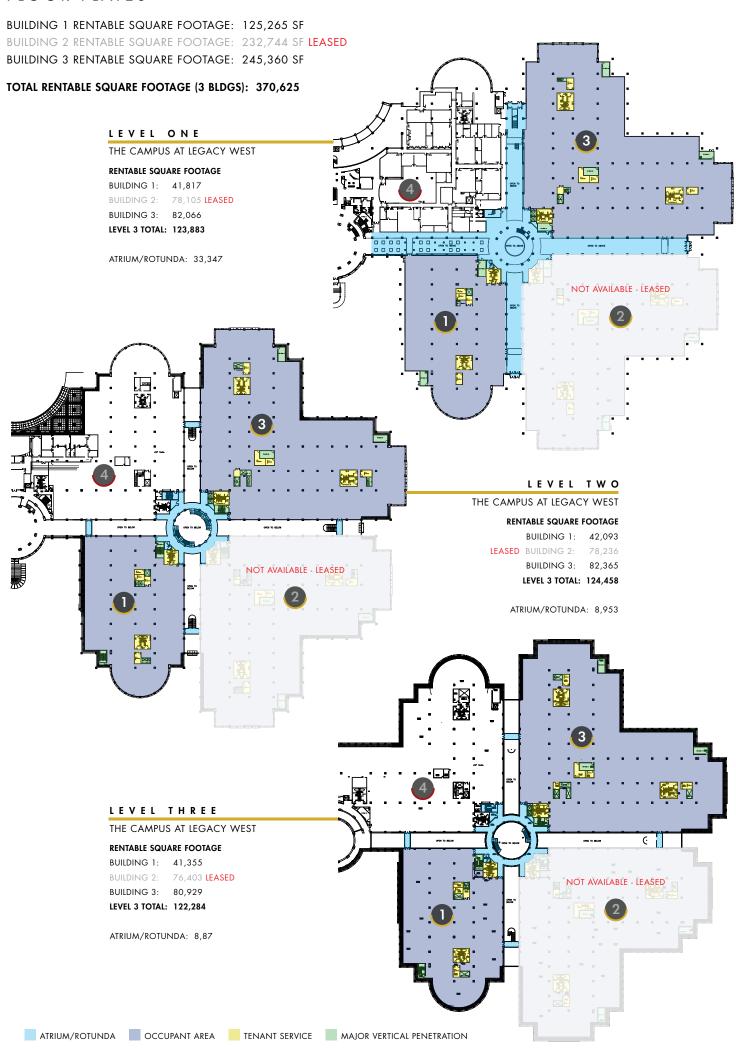




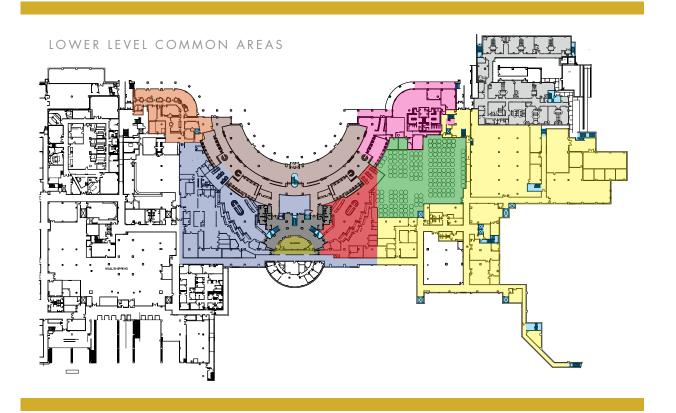
OFFICE SPACES IN THREE BUILDINGS ARE
CONNECTED BY LIGHT, MODERN COMMON AREAS AND
CORRIDORS THAT PROMOTE INTERACTION

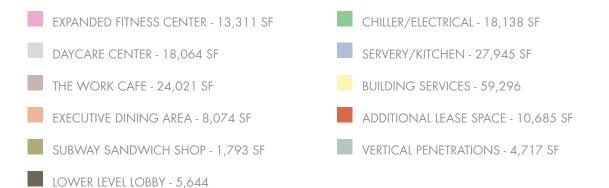


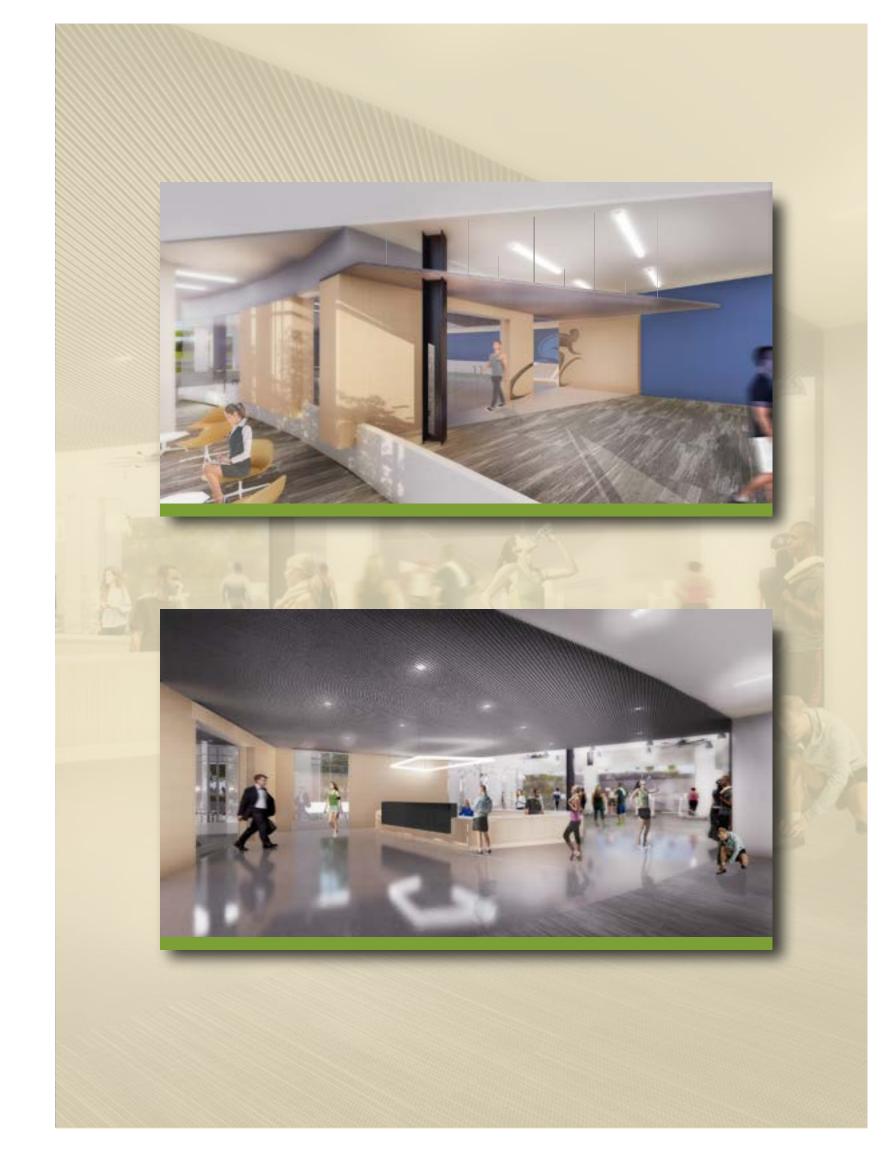
FLOOR PLATES



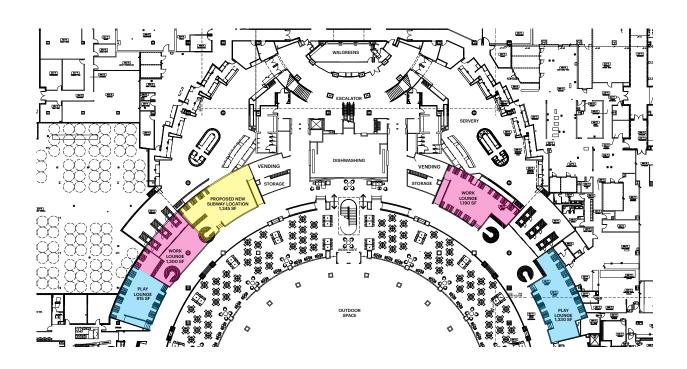
To further enhance opportunities for life/work balance, tenants will have access to premier daycare, and an expanded fitness center that offers state-of-the-art equipment and classes.







The Campus at Legacy West is committed to creating spaces that foster collaboration and offer opportunities to balance the rigors of professional endevor with productivity-enhancing amenities.

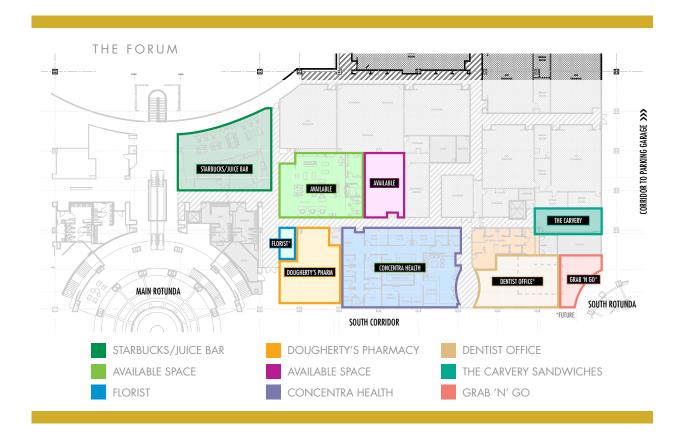


The work cafe features work and play lounges, common and private dining areas, and is adjacent to a Subway Sandwich shop.

Just outside, tenants will find the "Backyard" recreation area.

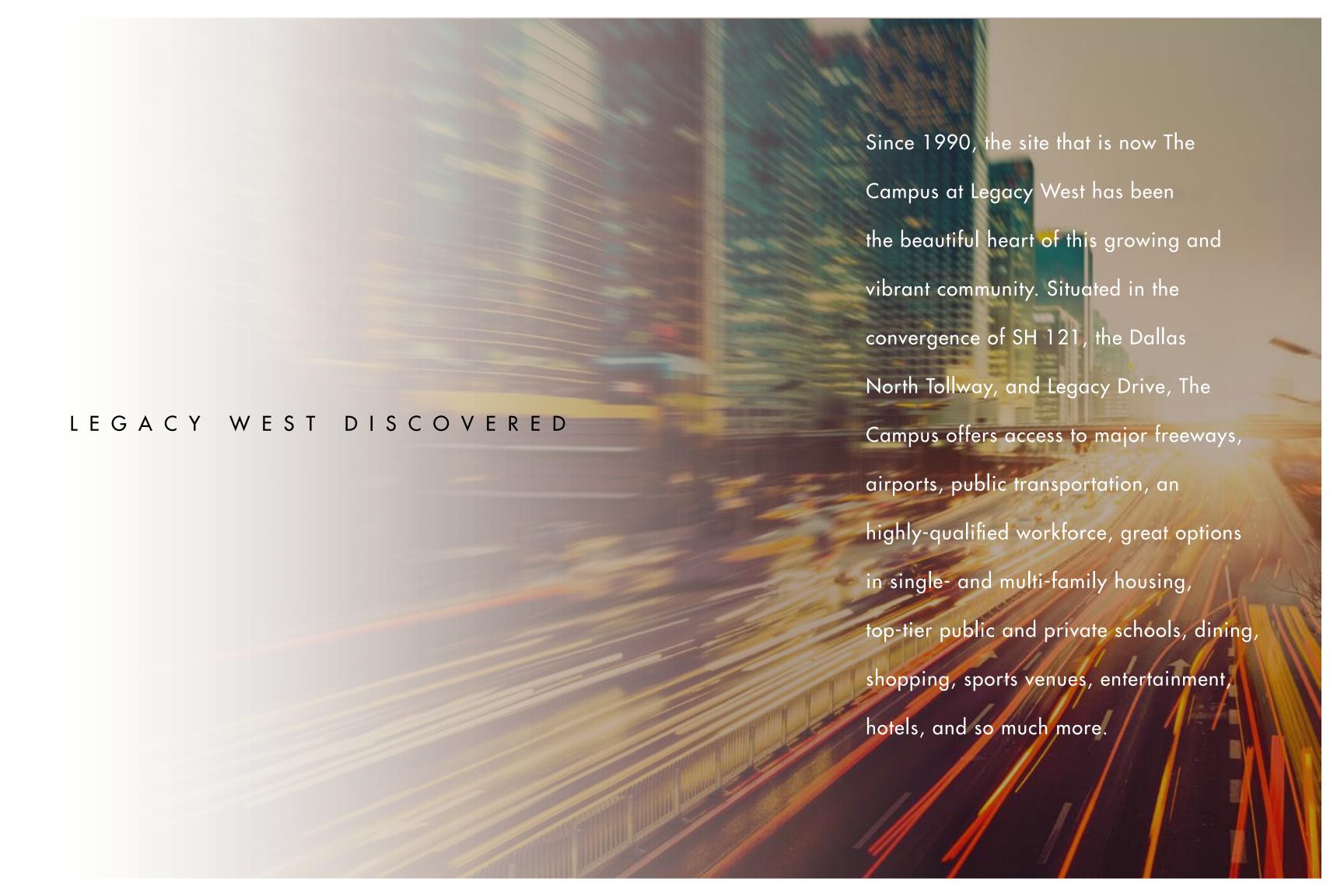


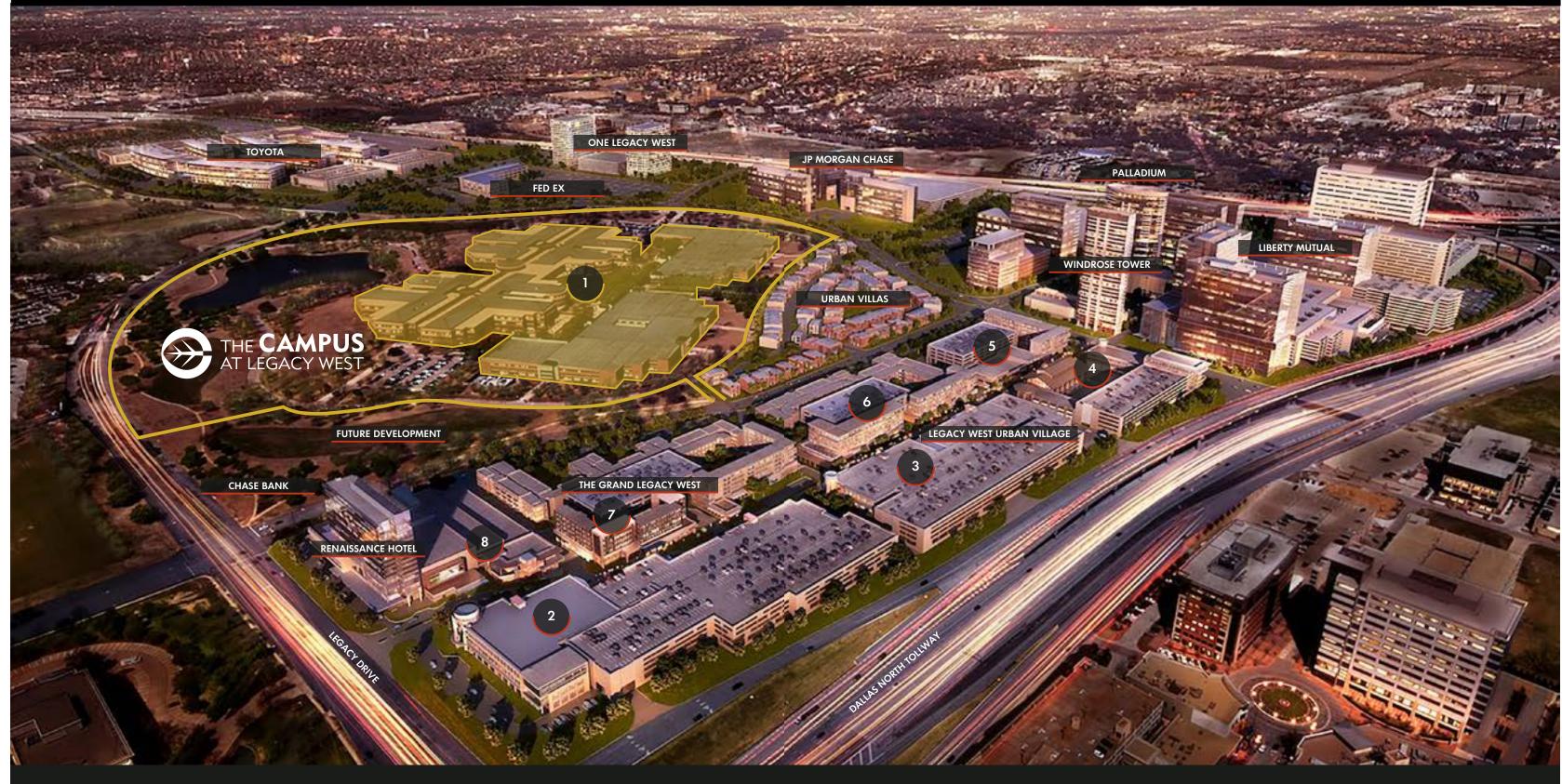
Blending professional requirements with personal needs will make
life more convenient for employees, and enhance recruiting and retention
efforts by employers who call The Campus at Legacy West home.



The Campus at Legacy West will feature on-site amenites that include medical & dental care, daycare, pet care & boarding, tech services, coffee & dining venues, and health & beauty shops.







THE CAMPUS AT LEGACY WEST: ON-SITE AMENITIES



FOOD & BEVERAGE

Full-Service "Multi Concept" Cafe Starbucks Coffee/Smoothie Bar Subway Walgreens Pharmacy Tenant Lounge

Fully-Equipped Fitness Center Locker Rooms with Showers Laundry Service Outdoor 2-Mile Running Course Various Full Sport Courts The "Backyard" Activity Space

HEALTH & WELLNESS

Staffed Medical Care Massage Therapist

TECH SUPPORT

Personal IT & Tech Solutions Center Canon Solutions **Business Center**

FAMILY & LIFESTYLE

Concierge Childcare (through Pre-K) Pet Boarding
Laundry Pickup/Delivery
100% Covered Parking
Shoe Shine
Full-Service Car Wash & Detail
Complimentary Wi-Fi in Lobby
On-Site Building Management
24/7 On-Site Courtesy Officers

BUSINESS SUPPORT

Multi Room Conference Center Outdoor Event Center Credit Union ATM On-Site Storage

LEGACY WEST: RETAIL, HOSPITALITY, AND ENTERTAINMENT AMENITIES



Del Frisco's Double Eagle Steak House **Sprinkles Cupcakes** Taverna Dear Clark Tesla

Fabletics



Starbucks Reserve Frontgate Barnes & Noble Venetian Nail Spa Filson **Fashion Optical** Tumi



Fogo De Chao Legacy Hall More than 20 food & drink vendors



Movie Theater

Suitsupply Pockets Bonobos

Haywire

Warby Parker Coach Johnny Was Planet Blue True Food Kitchen

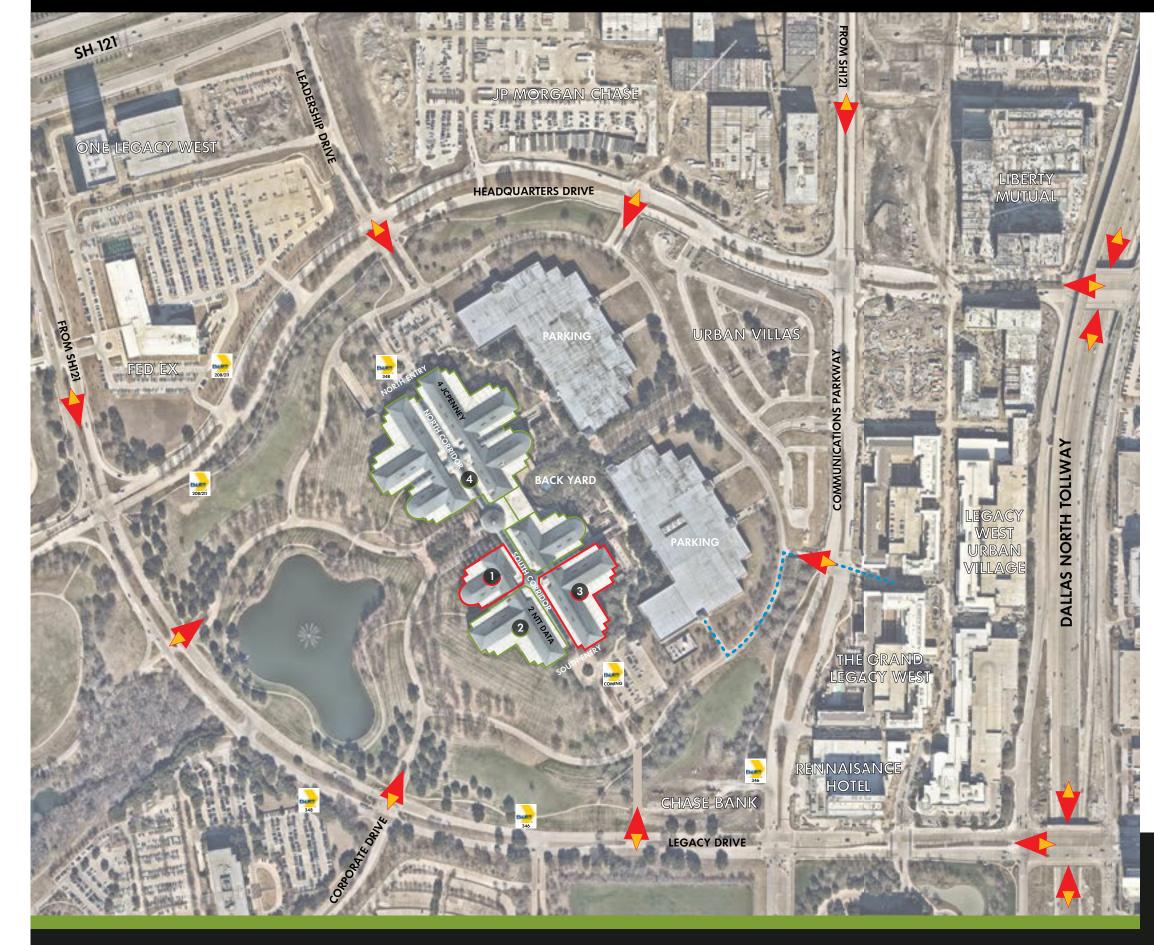
Peter Millar



North Italia Mesero Tommy Bahama Restaurant Shake Shack West Elm Earl's Kitchen + Bar

Renaissance Hotel Toulouse

ACCESS: INGRESS AND EGRESS ROUTES



The Campus at Legacy West combines the advantages of a Tollway/Legacy location with multiple access points into generous amounts of covered parking.

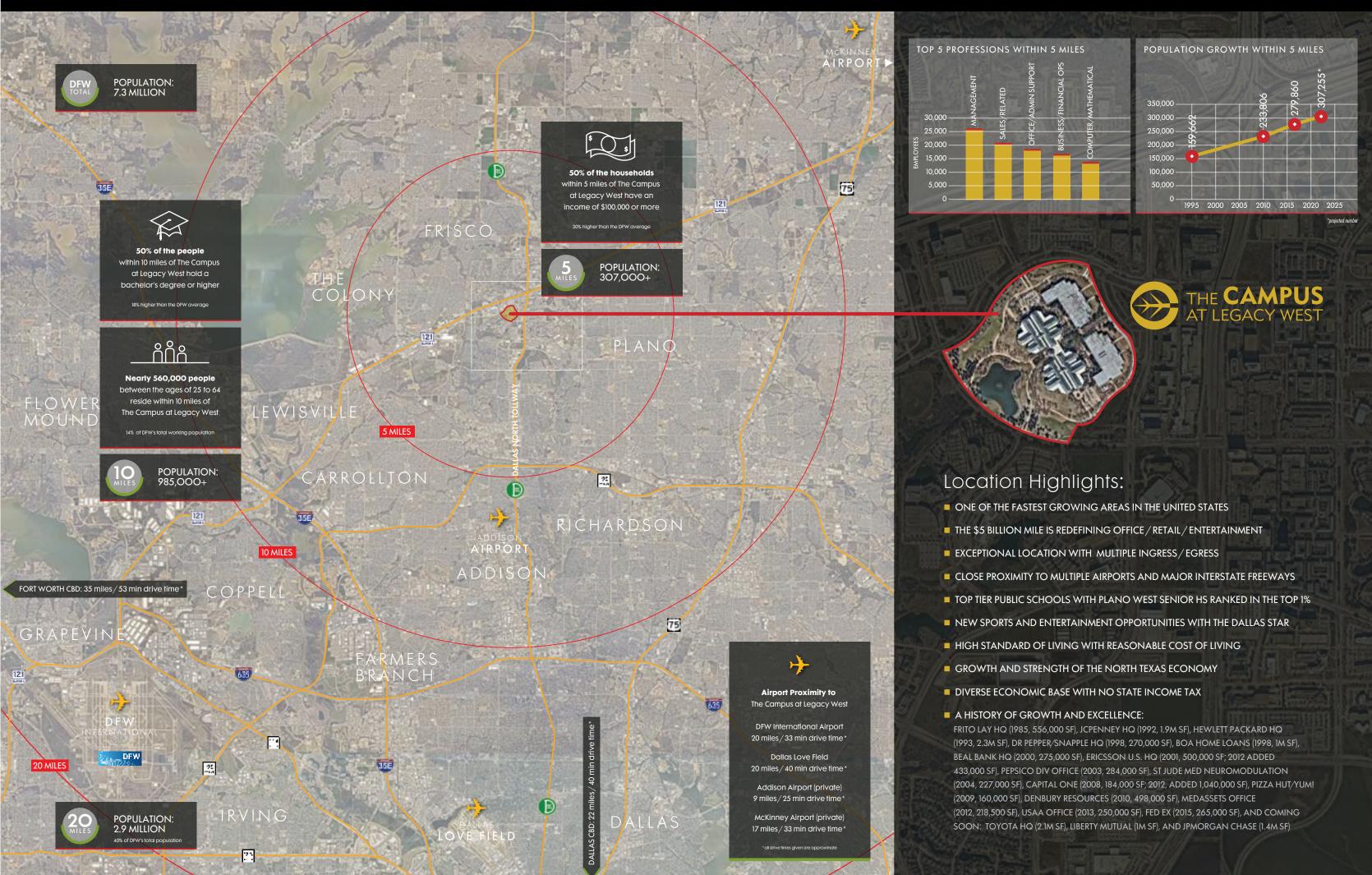
Add to that an easy walk to all the amenities within Legacy West, and you have a setting that makes life and work coexist beautifully.







SITE HIGHLIGHTS AND DEMOGRAPHICS





DFW is #1 America's Most Business Friendly Cities (Marketwatch 2015)

DFW is #1 in the country for percent of Job Growth (3 Percent/Year)

DFW is #2 in the country in absolute job grownth (113,000/2015-16)

DFW is #3 in the country for Corporate Expansions (2016)

TEXAS Best State for Business Chief Executive Magazine (12 years)



ACCESSIBILITY



DFW offers easy access to destinations in the U.S. and around the world.

210 non-stop destinations **56** international destinations **154** domestic destinations

With direct flights to these world cities: Dubai Toronto London Abu Dhabi Calgary Madrid Doha Quito Mexico City Lima Tokyo Vancouver Monterrev **Buenos Aires** Rome Santiago Amsterdam Hong Kong Bogota Montreal Sao Paulo Seoul

DFW INTERNATIONAL AIRPORT

OAG Aviation Worldwide named DFW International Aiport the Third Most Connected Airport in America.

EDUCATION



HIGHER EDUCATION IN DFW

370,899 Students are enrolled in higher education at major universities and community colleges in DFW.

45,481 Bachelors, Masters, and PhD Degrees were awarded in 2015 by DFW-area Colleges and Universities.

272,745 Graduates in 2015 from over 100 Colleges and Universities within Texas and adjacent states.

RESEARCH 1 UNIVERSITIES

Three DFW-area Universities hold an

University of North Texas University of Texas at Dallas **University of Texas Arlington**

Carnegie Classification of Institutions of Higher Education R-1: Doctoral Universities

THE COST OF DOING BUSINESS is 7% lower in DFW than the national average

LABOR FORCE



JOB CREATION IN DFW

Number 1 in Job Growth and Number 2 in Absolute Job Growth in the U.S. from Dec. 2015 to Dec. 2016, Dallas-Fort Worth created 113,000 new jobs...only 7,100 fewer than New York which has triple the population!

DFW REGIONAL LABOR FORCE

The current labor force in the Dallas-Fort Worth metroplex is 3.6 million. The region has an abudant pipeline of qualified, educated, and motivated talent for existing and new employers.

DFW BUSINESS COMMUNITY

In good company: Dallas-Fort Worth's business community is thriving and is home to the headquarters of 20 Fortune 500 companies, and 39 Fortune 1000 companies.

7.1 million

Current Population of the DFW Metroplex



360 Residents per day move in daily or 1 Person every 4 minutes move to DFW

10.5 million

Projected Population of DFW by 2040



Housing prices & accessibility are a competitive advantage for companies seeking to keep labor costs low and recruit the best workers.

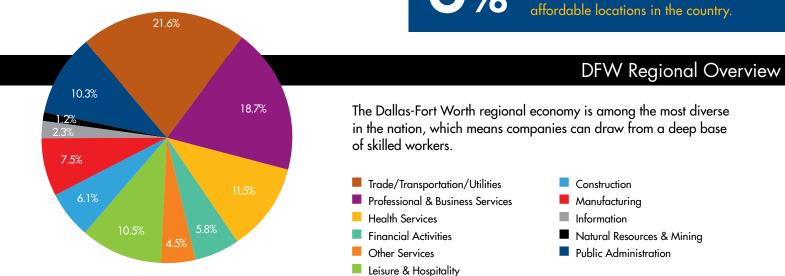


DFW housing prices are 12% less than the national average.

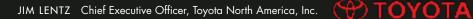


DFW housing prices are 49% less than many other large metros.

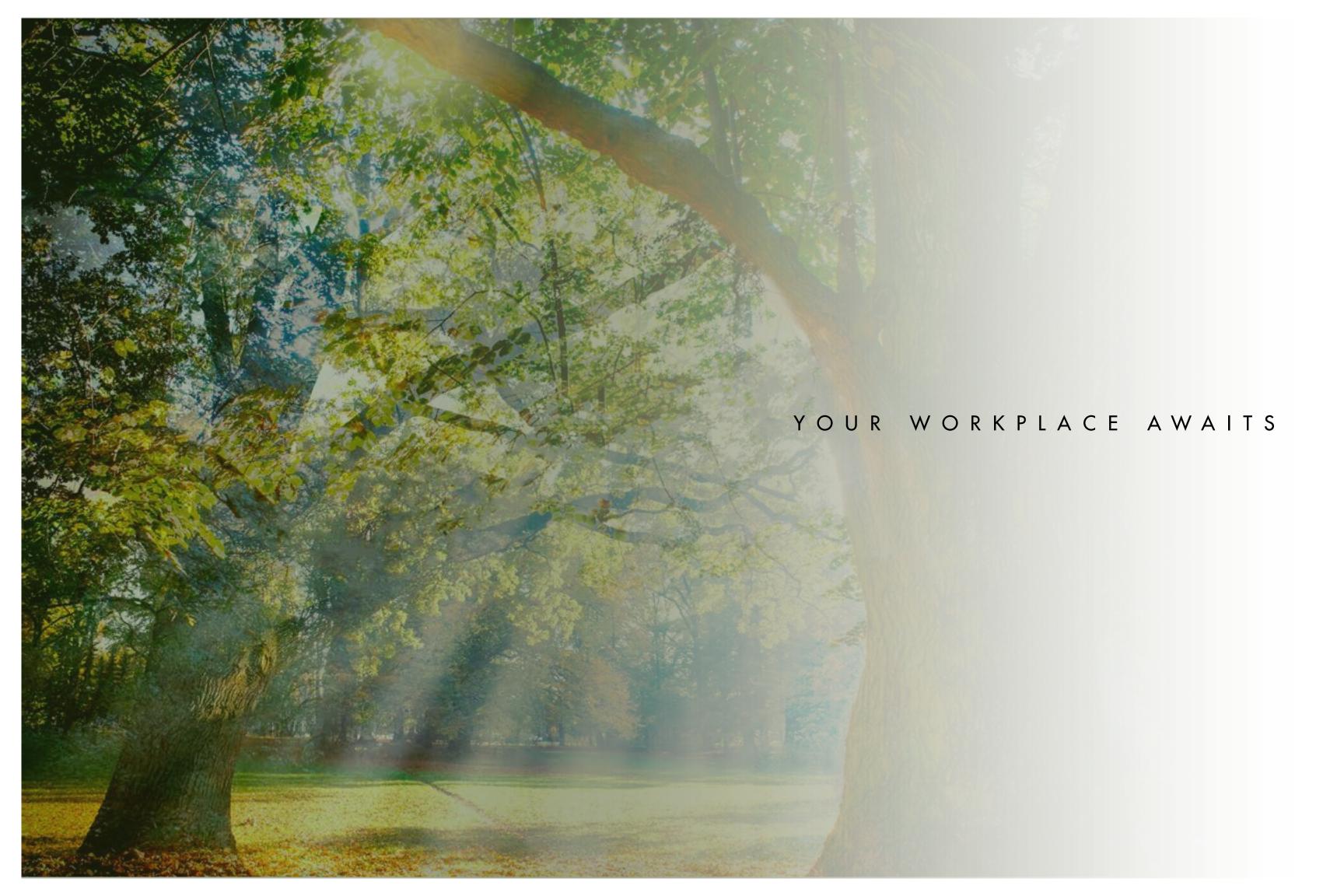
A 0% state & local income tax makes Dallas-Fort Worth one of the most



"The advantages Plano offered our company and the quality of life it offered our employees became clear - including cost of living, access to top-tier schools and cultural offerings, low tax rates, and a wide range of affordable urban and suburban living options within a short commute of our headquarters site."

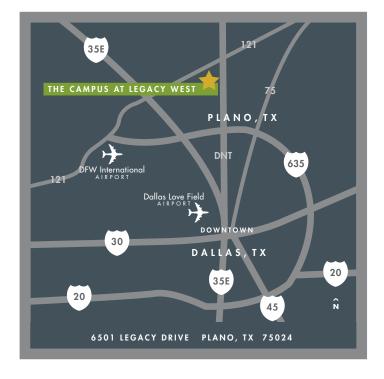
















BUILDING FACTS

ADDRESS: 6501 Legacy Drive Plano, TX 75024

BUILDING: Class A office building, three story structure totalling 1.8 million SF in eight sections: A-E/4-8 (JCPenney head-

quarters); 2 (NTT Data); 1 and 3 (available)

SQUARE FOOTAGE: 1.8 million SF total/370,000+ SF available

LOCATION: West of the Dallas North Tollway, between SH-121 and Legacy Drive, within Legacy West

FLOOR SIZE: Varies from 40,000 SF to 80,000 SF

INTERNAL AMENITIES: High performance fitness facility, tech support center, in-building work cafe, child care, pet care, health & beauty retail, medical/dental care, outdoor recreation facilities, and more

EXTERNAL AMENITIES: High-end retail, hotels (25 quality hotels located with three miles), movie theater, dining, and more

PARKING AVAILABILITY: 4,324 garage spaces in two structures on three levels; covered; secured. 231 surface spaces in three lots

PARKING RATIO: 4/1,000 RSI

TECHNOLOGY: Wi-fi throughout lobby, fitness and dining facilities. Fiber from all major providers

POWER: Supplied by two separate substations, with two redundant emergency backup generators on-site

SECURITY: Friendly courtesy officers on site 24/7, tenant & garage card access system

MANAGEMENT: Hospitality feel, on-site ownership

and property management

ARCHITECT: Original and redevelopment architecture and design by HKS Architects

CONSTRUCTION: Built in 1992.

\$40 million in redevelopment capital in 2017

OFFICE LEASING



PARK SEVENTEEN

1717 McKinney Avenue, Suite 900 Dallas, TX 75202

214 692 1100 colliers.com/texas

JOHN CONGER 972 759 7850

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