

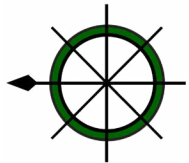
FOR LEASE



2008 COMMERCE

SEC OF COMMERCE ST & HARWOOD ST

DALLAS, TEXAS



DUWEST
CREATING · ENHANCING · PROTECTING · VALUE

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OVERVIEW

- 2nd Floor Office Space Available
- Next to the High-End Statler Hotel
- Downtown Dallas is experiencing rapid growth
- 50,000 residents expected in or near Downtown within next 5 years
- Close proximity to Baylor Hospital, the State Fair, Deep Ellum, Dallas, Farmers Market and more
- Call for Pricing

TRAFFIC COUNTS

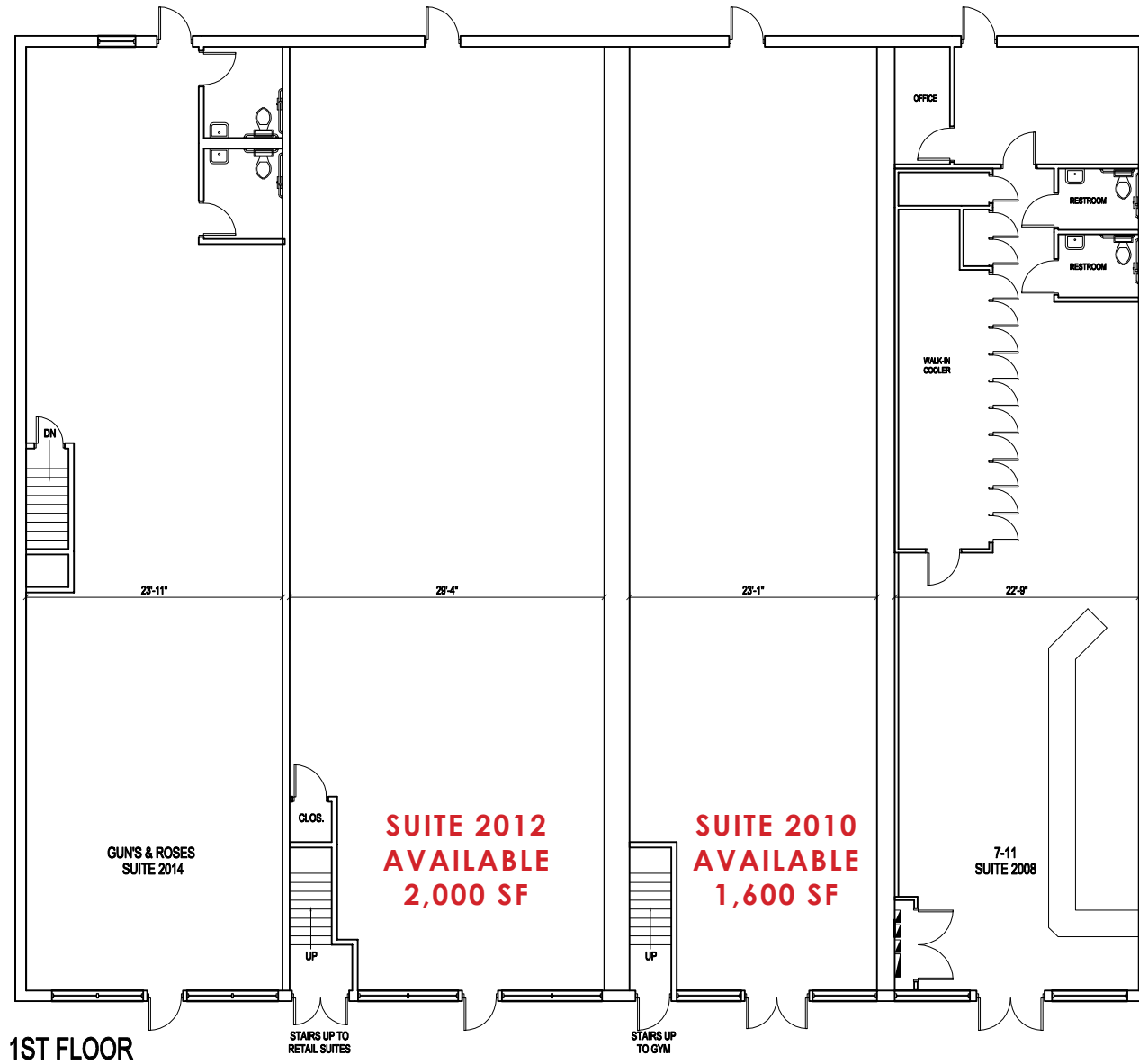
Commerce St: 17,027 VPD (TXDOT 2016)

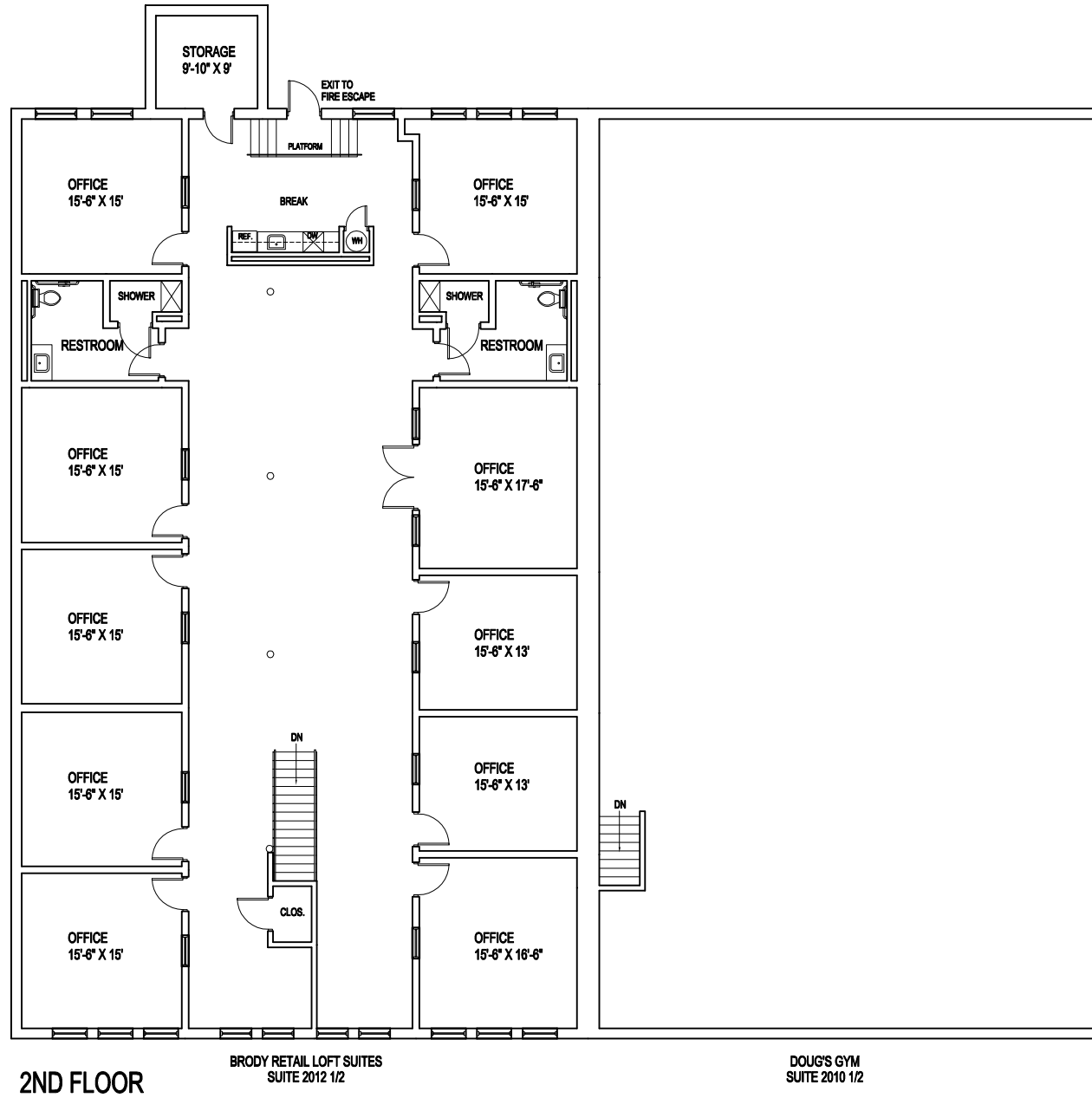
S Cesar Chavez: 10,819 VPD (TXDOT 2016)

DEMOGRAPHICS

	1-mile	2-mile	3-mile
2017 Population	17,502	72,133	164,918
Avg HH Income	\$100,169	\$95,654	\$84,319
Daytime Population	121,112	222,770	328,831









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