



# THE OFFICES AT 1921 GREENVILLE

DALLAS, TX 75206

FOR LEASING INFORMATION  
CALL 214.974.4334

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## THE PROPERTY

Located deep in the heart of Lowest Greenville and steps away from some of the best bars and bites in Big D including Village Baking Co, Alamo Club, HG Supply Co and Truckyard, this space combines the conveniences of contemporary office while remaining true to its roots with wood flooring and exposed beam ceilings throughout. Take advantage of the rare opportunity to office in one of the most exciting neighborhoods Dallas has to offer.

## Building Highlights

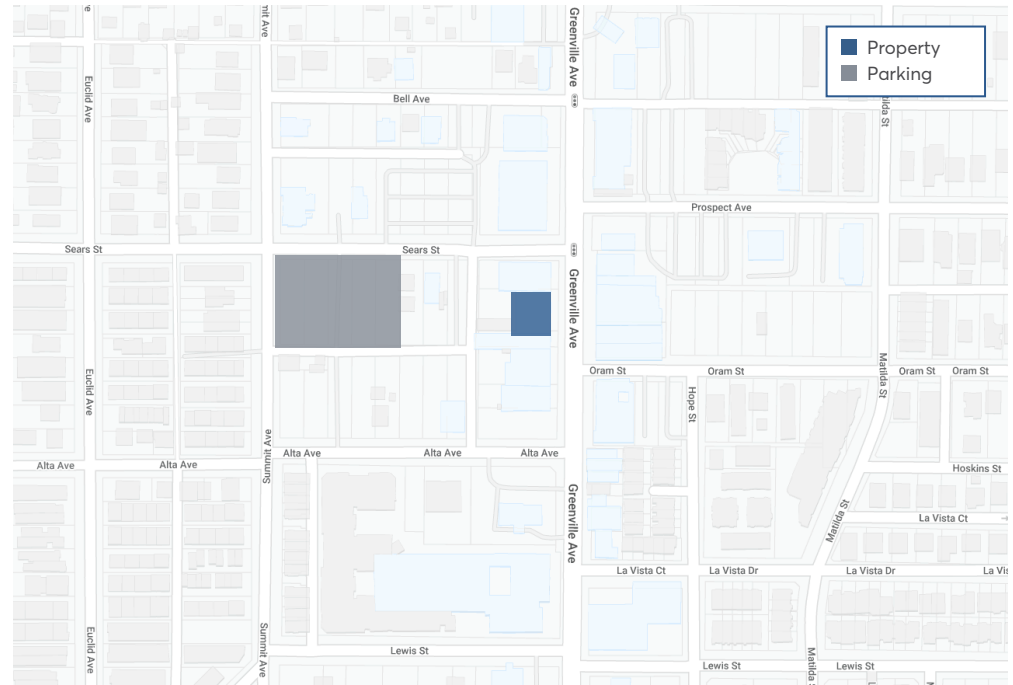
Newly-renovated second-floor office above retail

- Suite A: 3,228 SF
- Suite B: 3,565 SF

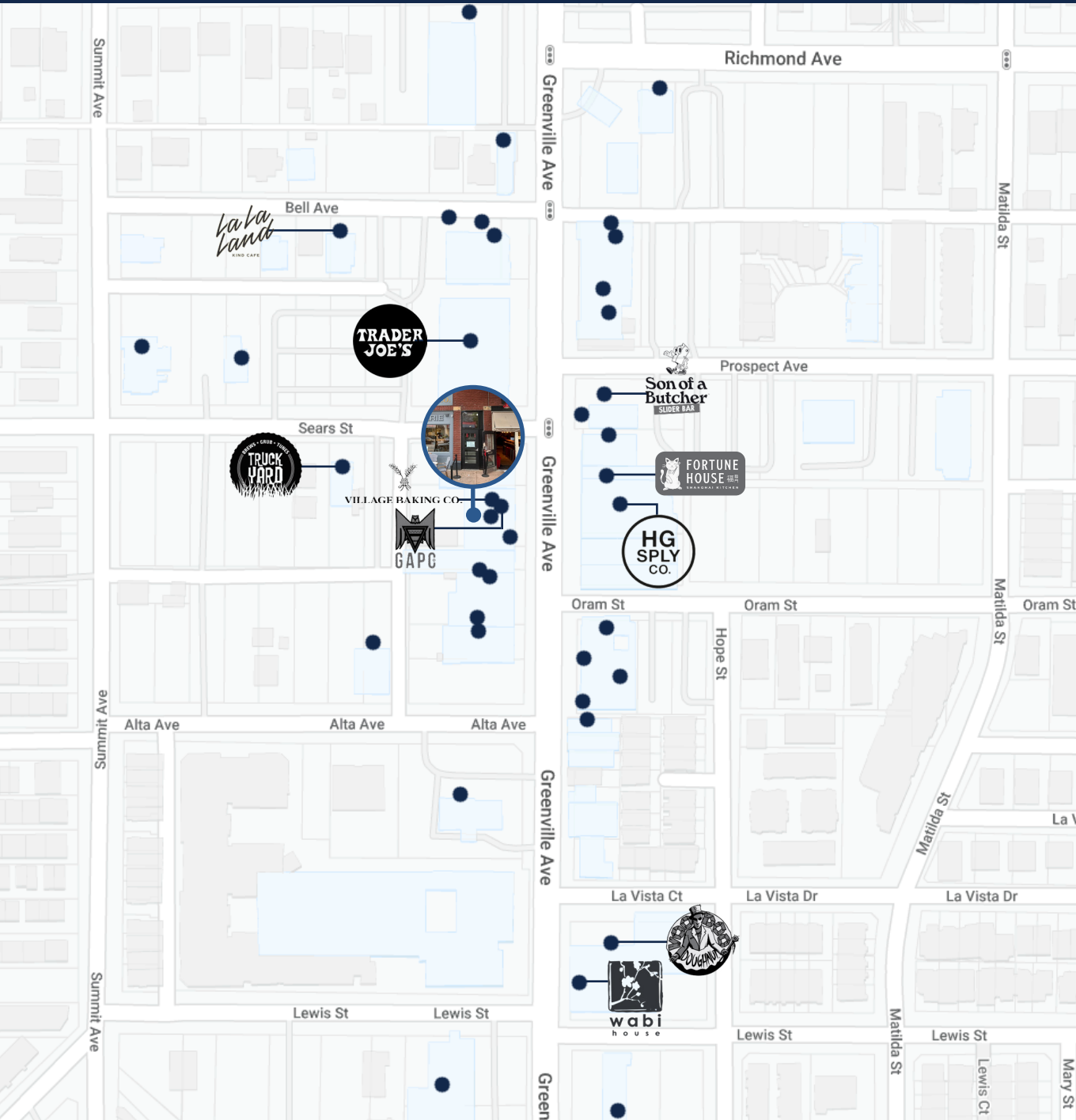
Parking: 3 per 1,000

2024 operating expenses:

- Opex: \$13.33
- Electrical: submetered



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## Nearby Retail + Restaurants

Trader Joe's	Rye
Truck Yard	Medium Rare
HG Supply Co	Starbucks
HIDE	Thai Oriental Food
Son of a Butcher	MyPiesPizzeria
La La Land Kind Café	Carte Blanche
HINODEYA Ramen & Bar	Single Wide
Company Café & Bar	Meyboom Brasserie
Leela's Wine Bar	Quarter Acre
Greenville Pizza Co.	Manpuku Japanese BBQ
Village Baking Co.	The Libertine Bar
Boulangerie	Abby's Bagels
The Old Crow	Voodoo Doughnut
Alamo Club	Wabi House
Ngon Vietnamese Kitchen	Thai Thai
Gallo Nero Italian Bistro	River Pig Saloon
Botolino	Tacos Y Mas
Apothecary	FENG CHA
Fortune House	Charlie's Creole Kitchen
KAIYO	Taqueria Y Panderia
Eddie's Tex Mex	Chichen-Itza
Shoyo	bb.q Chicken

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