

DALLAS, TX

603 MUNGER AVENUE



Move-In Ready Large Blocks
Available For Sublease



DISCOVER YOUR NEXT OFFICE IN DOWNTOWN DALLAS

Sublease Opportunity

31,632 SF spanning the entire 6th & 7th floors

Sublease term expires October 31, 2030

Asking rate - \$15.00/NNN

2:1,000 Parking

Position your business for success at 603 Munger Avenue, a well-located office property on the edge of Downtown Dallas. This exceptional sublease opportunity offers two full floors of available office space, providing flexibility to accommodate a variety of business needs from growing companies seeking expansion space to established organizations looking for a strategic downtown presence.



Community
Lobby



Rooftop Patio



Conference
Center



3 Blocks from
Dart Rail



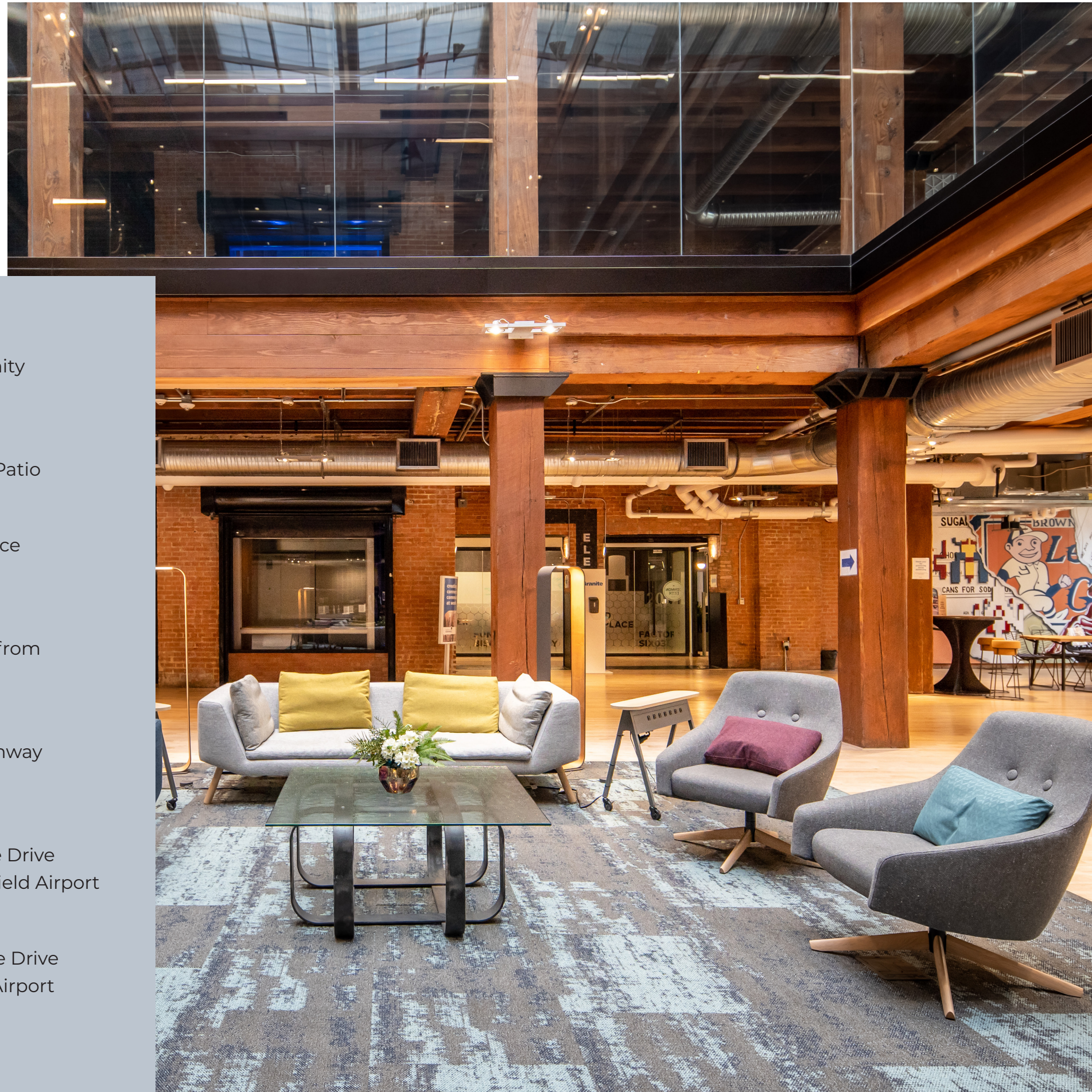
Easy Highway
Access



15 Minute Drive
to Love Field Airport

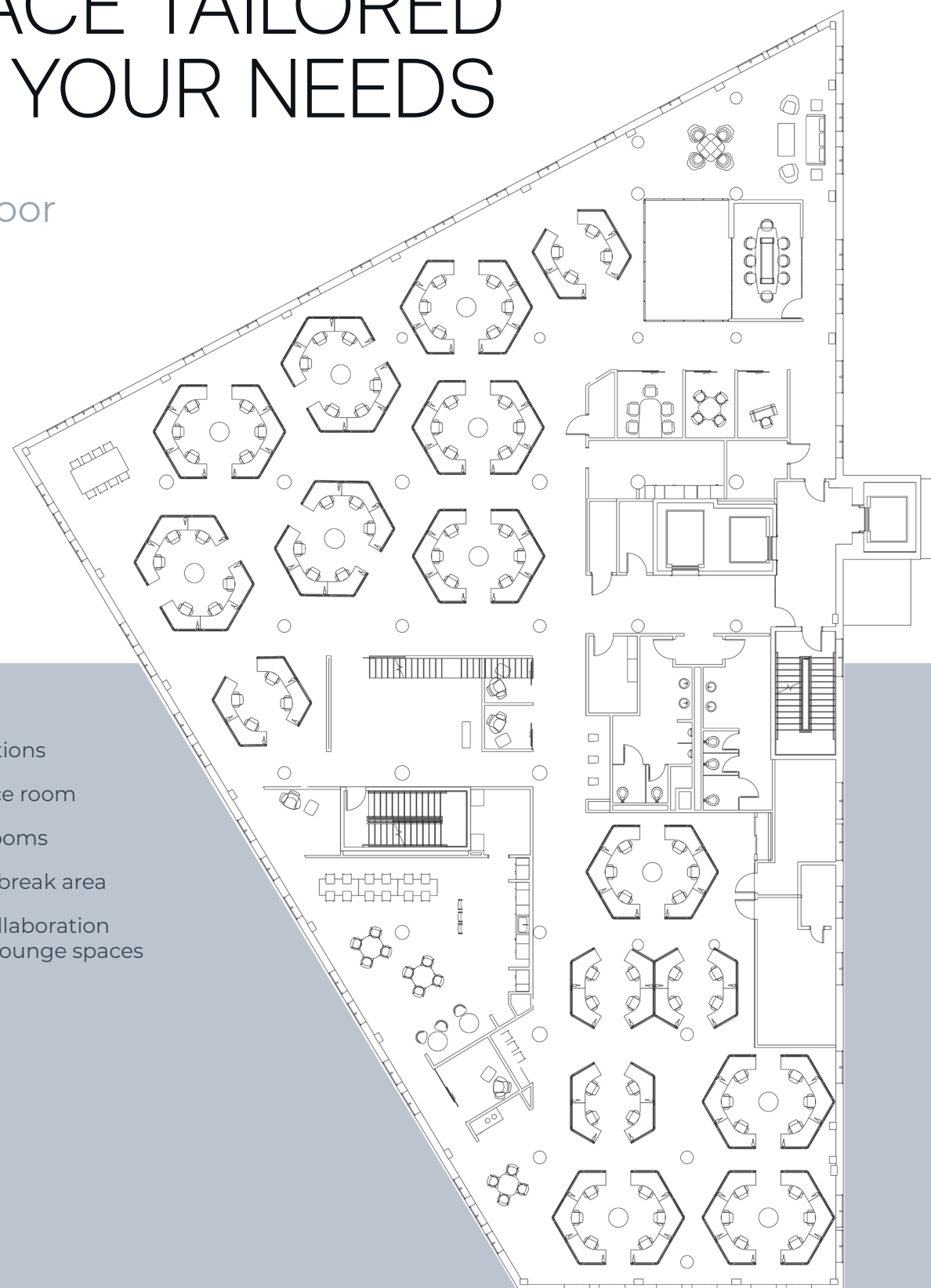


25 Minute Drive
to DFW Airport



MOVE-IN READY SPACE TAILORED TO YOUR NEEDS

6th Floor

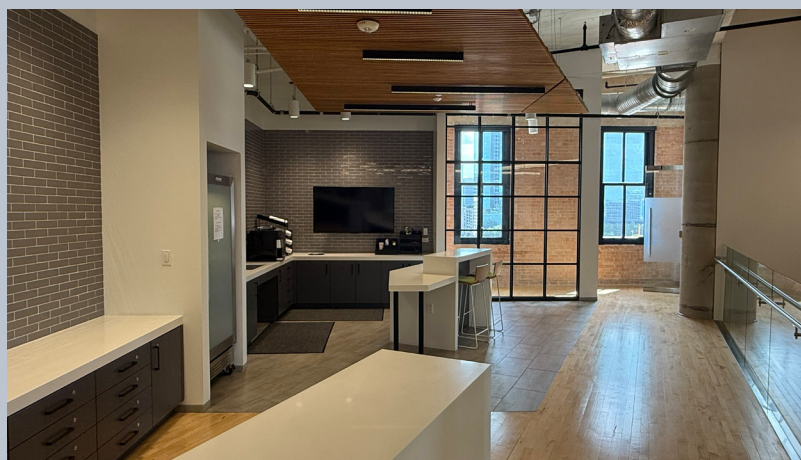
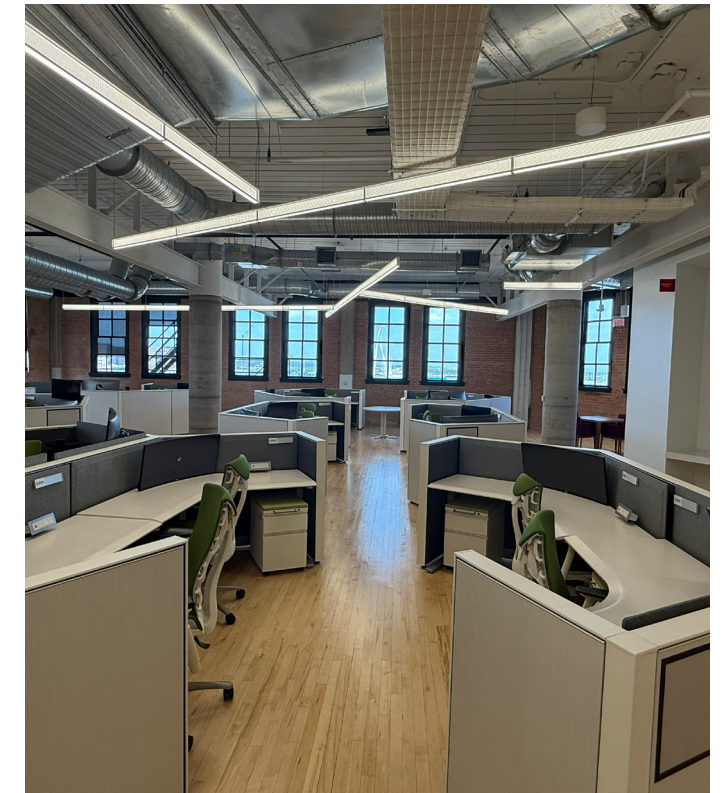
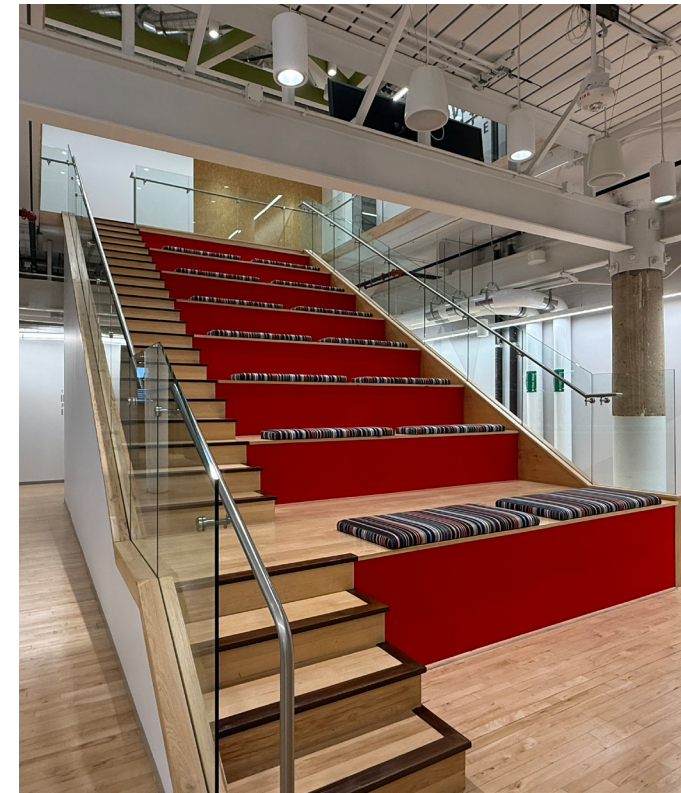


- 78 workstations
- 1 Conference room
- 2 Huddle rooms
- Large café/break area
- Multiple collaboration zones and lounge spaces

7th Floor



- 40–50 workstations
- 5–7 Private offices
- 4 Conference rooms
- 2–4 Huddle/focus rooms
- 8–10 Collaborative lounge zones
- 1 Primary pantry/café
- 20–30 Café/break seating capacity
- 2 Stairwells
- Central elevator lobby
- Dedicated restroom core
- Large amount of open collaboration space



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For More Information, Please Contact:

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