

*Front Street*  
**DISTRICT**

front street

# Our STORY

Once an automotive corridor, Front Street District has become a vibrant and walkable hub in the heart of Arlington. It's a neighborhood brought to life by an eclectic collection of local makers, restaurateurs, and shopkeepers. United by a shared passion, this district is a genuine expression of the local community, where you can grab a coffee, browse a unique boutique, and enjoy a savory meal all in one place. Every step in this one-of-a-kind destination brings a new discovery, making it the most exciting place for gathering and socializing with family and friends.



# Front Street District

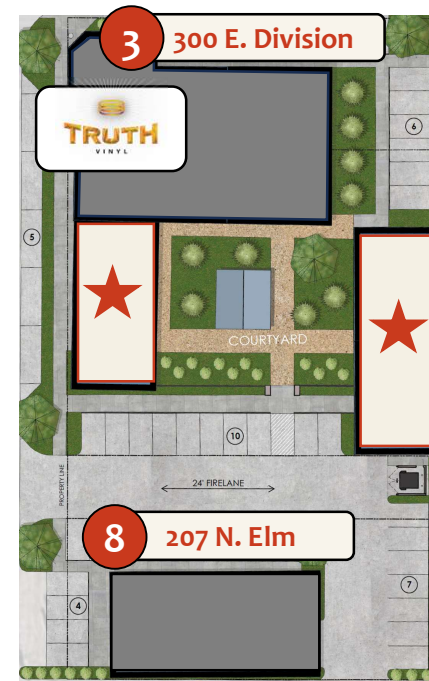
★ AVAILABILITY

1 North Square  
~50,000 SF  
Future Redevelopment

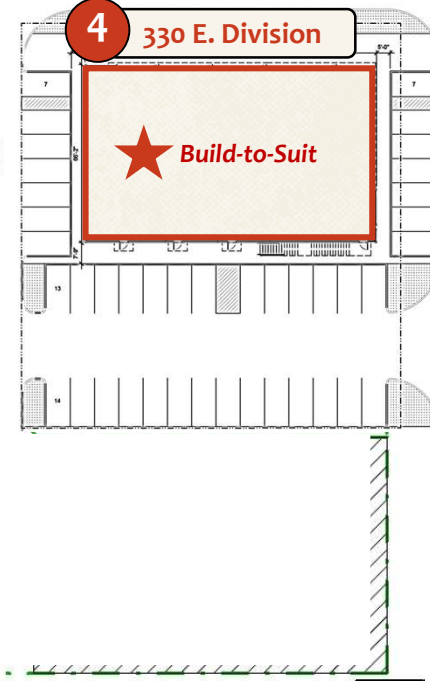


2 333 E. Division

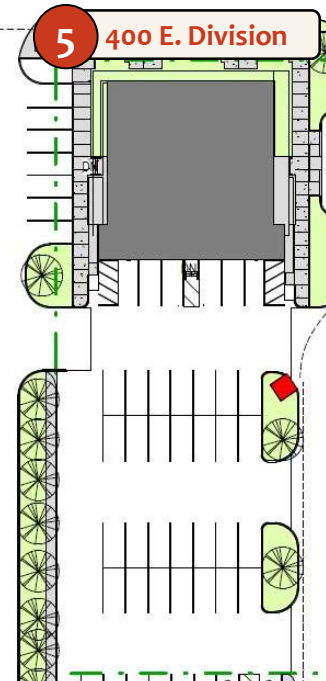
## E. DIVISION STREET



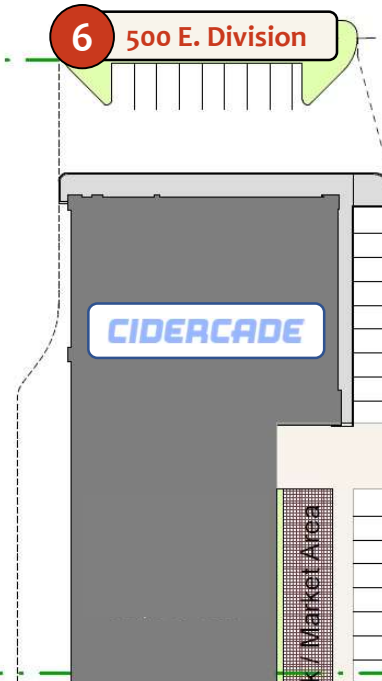
3 300 E. Division



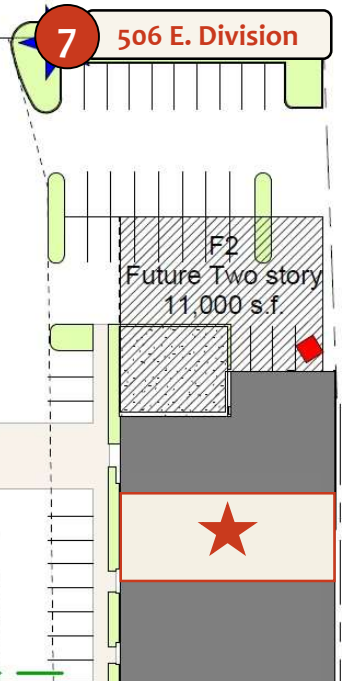
4 330 E. Division



5 400 E. Division



6 500 E. Division

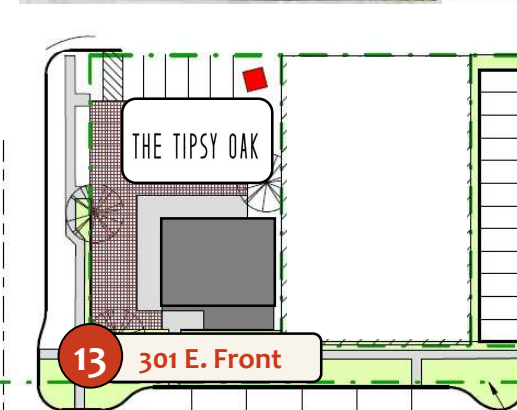


7 506 E. Division

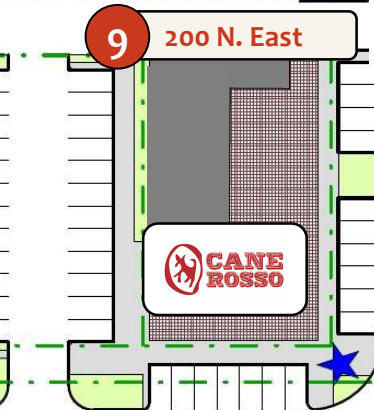
N. MESQUITE STREET

N. ELM STREET

N. EAST STREET



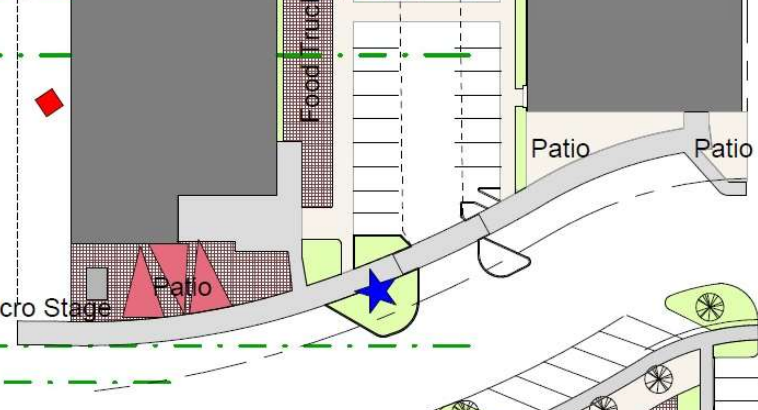
8 207 N. Elm



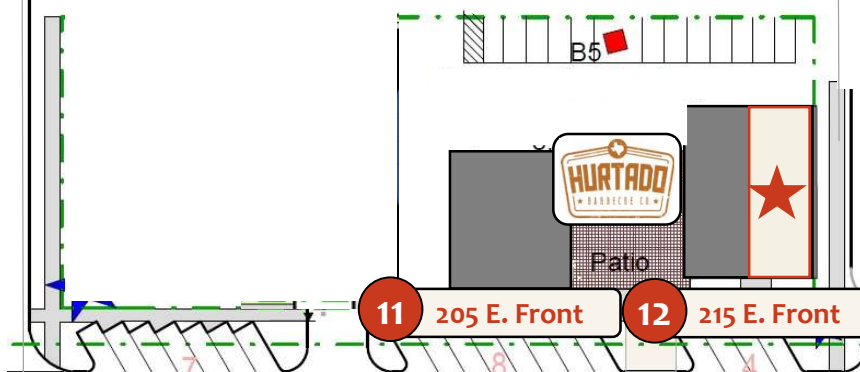
9 200 N. East



10 201 N. East

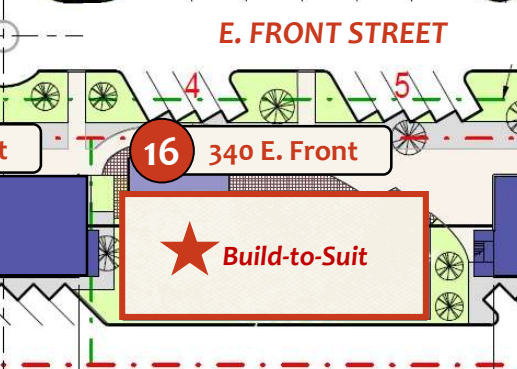


19 500 E. Front



11 205 E. Front

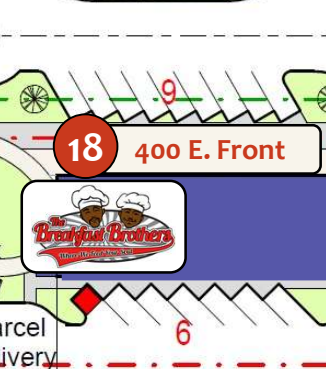
12 215 E. Front



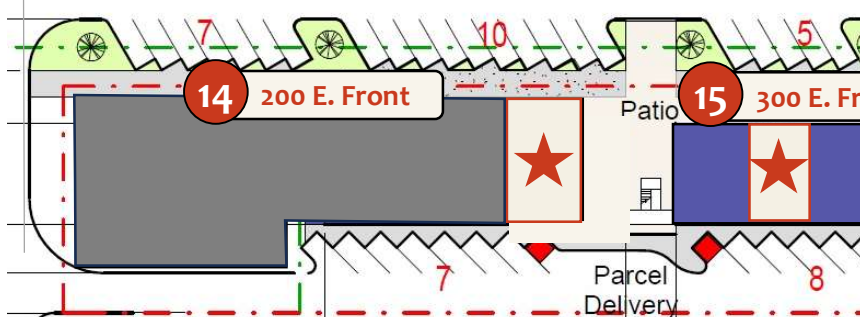
13 301 E. Front

16 340 E. Front

17 380 E. Front



18 400 E. Front



14 200 E. Front

15 300 E. Front

16 340 E. Front

17 380 E. Front

18 400 E. Front

## E. FRONT STREET

O.W.

# Front Street DISTRICT

Arlington, Texas

## AVAILABLE & UPCOMING LEASE OPPORTUNITIES

**4 BUILD-TO-SUIT**  
**330 E. Division**  
 ~5,000 SF Build-to-Suit – Retail / F&B

**16 BUILD-TO-SUIT**  
**340 E. Front**  
 ~3,500 SF Build-to-Suit – F&B

**12 1,912 SF End Cap**  
**215 E. Front**  
 F&B w/ Patio – Between Hurtado & Tippy Oak

**3 2,146 SF & 2,736 SF**  
**300 E. Division (2 Suites)**  
 Ideal for patio bar & retail

## BUILDING & TENANT DIRECTORY

<b>1</b>	<b>North Square</b>	~50,000 SF for Future Adaptive Redevelopment	<b>FUTURE</b>	<b>11</b>	<b>205 E. Front</b>	<b>\$5M + / Sales</b>	<b>Hurtado BBQ (BBQ Exclusive)</b>	<b>LEASED</b>
<b>2</b>	<b>333 E. Division</b>	<b>\$5M + / Sales</b> Rodeo Goat – Burgers & Beer (Burger Exclusive)	<b>LEASED</b>	<b>12</b>	<b>215 E. Front</b>		Rodeo & Rye Bar (Hurtado) / <b>1,912 SF F&amp;B Opportunity</b>	<b>1,912 SF AVAILABLE</b>
<b>3</b>	<b>300 E. Division</b>	Truth Vinyl / Space Monkey Tattoo <b>2,146 SF &amp; 2,736 SF Available</b>	<b>AVAILABILITY</b>	<b>13</b>	<b>301 E. Front</b>	<b>\$4M + / Sales</b>	<b>Tippy Oak Icehouse – Beer Garden &amp; American Fare</b>	<b>LEASED</b>
<b>4</b>	<b>330 E. Division</b>	<b>~5,000 SF Build-to-Suit Opportunity (Divisible)</b>	<b>BUILD-TO-SUIT</b>	<b>14</b>	<b>200 E. Front</b>		Mama Cuca's / Game Theory / SFC / <b>1,902 SF Retail</b>	<b>1,902 SF AVAILABLE</b>
<b>5</b>	<b>400 E. Division</b>	Arlington Coffee Roasters / Salvaged Stories / Coliseum of Comics	<b>LEASED</b>	<b>15</b>	<b>300 E. Front</b>	<b>RAMBLER INN</b>	375 Chicken (Chicken Tender Exclusive) / Warhammer / Donna's Gift Closet / Rambler Inn / <b>801 SF Retail</b>	<b>801 SF AVAILABLE</b>
<b>6</b>	<b>500 E. Division</b>	Cidercade – Arcade & Cidery w/ light fare	<b>LEASED</b>	<b>16</b>	<b>340 E. Front</b>		<b>3,500 SF Build-to-suit – perfect F&amp;B Location</b>	<b>BUILD-TO-SUIT</b>
<b>7</b>	<b>506 E. Division</b>	Camp Tuff CrossFit / Inspirations Catering / Cinco Taco (Taco Exclusive - NEW) / 4 Kahunas Tiki Lounge / <b>Retail Available.</b>	<b>3,828 SF AVAILABLE</b>	<b>17</b>	<b>380 E. Front</b>	<b>RAMBLER INN</b>	Blue Mint Thai (Exclusive) / Goldilinks / Lacquerbox Nails / Daydream Books / Picole Pops (Ice Cream Exclusive)	<b>LEASED</b>
<b>8</b>	<b>207 N. Elm</b>	Sugar Shack Salon	<b>LEASED</b>	<b>18</b>	<b>400 E. Front</b>	<b>RAMBLER INN</b>	Breakfast Brothers (Breakfast Exclusive) / Rambler Inn	<b>LEASED</b>
<b>9</b>	<b>200 N. East</b>	<b>\$3M + / Sales</b> Cane Rosso – Neapolitan Pizza & Italian (Pizza Exclusive)	<b>LEASED</b>	<b>19</b>	<b>500 E. Front</b>		Creative Office – Union Worx Co-Working / Downtown Arlington Inc. / May Mobility	<b>LEASED</b>
<b>10</b>	<b>201 N. East</b>	Sugar Bee Sweets Bakery / The Hive Sandwich Shop / BrrrBeary Snow cone Trailer	<b>LEASED</b>					



**Leasing Inquiries**



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