

Lease or Sale

Southern Hills Office Park

8951 Collin McKinney Pky, McKinney, TX 75070

Unit # 701



- Blocks away from Sam Rayburn Tollway (Hwy 121), proximity to Dallas North Tollway (DNT) and North Central Expressway (Hwy 75)
- In the intersection of Frisco, McKinney, Allen and Plano, golden quadrupole area

In the prime location right behind McKinney Town Center in bustling corner of Target, Walmart and many medical & professional offices

- Road facing, corner unit with large windows offering natural light and wide-open & feel-good interior, easy access & high visibility.

Road Facing Corner Unit for Office or Medical - Allen/McKinney/Frisco/Plano

Establish your business at the prestigious intersection of convenience and luxury. Located in the heart of Craig Ranch and directly behind McKinney Town Center, this upscale corner unit offers unmatched road-facing visibility and easy access to Hwy 121. Perfect for medical, law, insurance, or creative professional services seeking a stable, long-term home.

- **4 spacious private offices**, a welcoming reception area, and a large kitchenette.
- High-visibility **corner unit** with large windows and custom blinds.
- **Private entrance** and fully ADA-compliant restroom.
- Tenants are only responsible for electricity and internet—simplifying your monthly

Rent: \$2800 per month (No NNN fees. Water and Trash are included in the rent)

Contact: Pradip Hati

E Mail - pradip_ht@yahoo.com Phone: 720 220 2308

Photo Galary



Private Entrance, Corner Unit



Upscale Office Park- Open Space and Plenty of Parking Spots



Right by the Road – Highest Visibility



Front Office and Lobby



Front Office and Lobby



Office #1



Office # 2



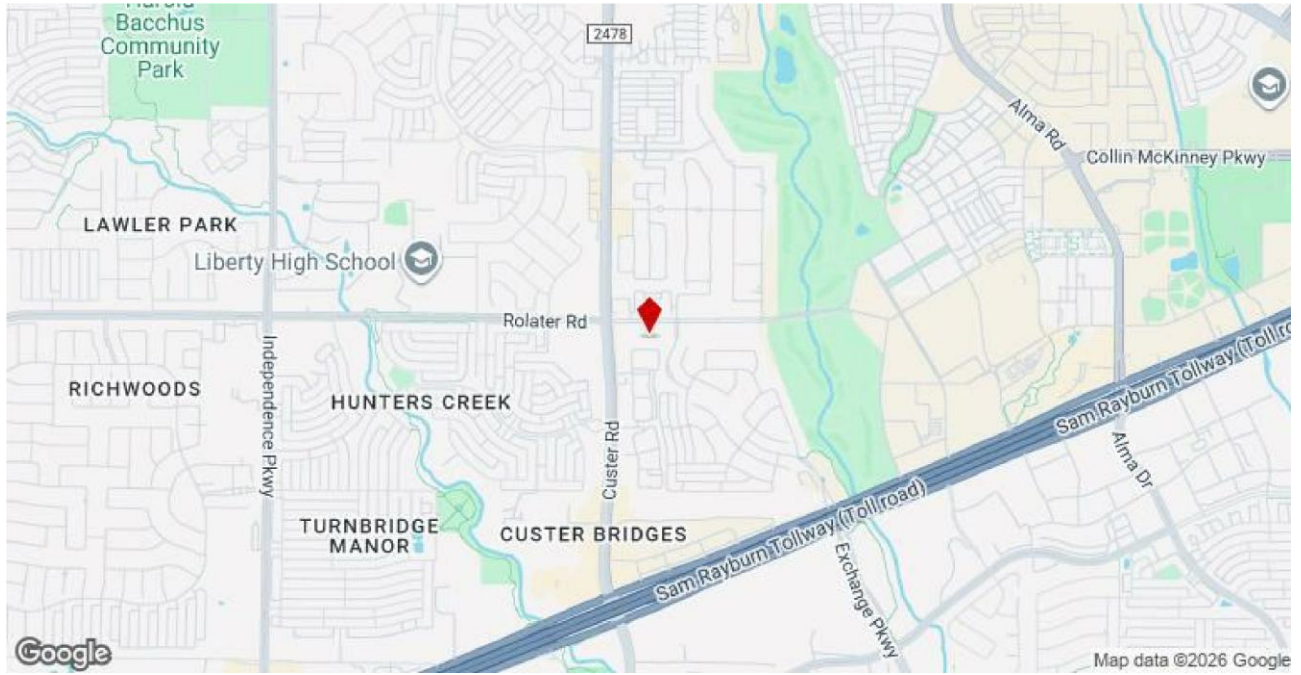
Office # 3



Office # 4



Large Break Room



Location Map