



TENANT SERVICES GROUP



SUBLEASE OPPORTUNITY

LEGACY / WEST PLANO

Legacy Place West

5800 TENNYSON PKWY, PLANO TX

42,142 RSF
SUBLEASE TOTAL

\$27.00 NNN
ASKING RATE

Class A
BUILDING CLASS

15,995 RSF
MIN SF AVAILABLE

11/2029
TERM EXPIRATION

2nd & 3rd Floors
FLOOR LOCATION

EXCLUSIVELY OFFERED BY  TENANT SERVICES GROUP

The Opportunity

Legacy Place East & West is a premier Class A, two-building office complex located within Legacy Town Center - one of DFW's most recognized and walkable corporate corridors. The buildings have been recently renovated and feature top-tier amenities aligned with today's evolving workplace standards.

This sublease opportunity offers immediate move-in potential, with furniture negotiable, efficient layouts and covered parking, providing a seamless solution for tenants seeking high-quality, plug-and-play space in a premier location.

Combined Opportunity: When combined with direct vacancy on the 3rd and 4th floors, the opportunity creates an approximately 80,000 SF contiguous three-floor block – a rare large-block opportunity in the Legacy submarket.

BUILDING
Legacy Place West

SUBLEASE AVAILABLE SF
15,955 - 42,142

ASKING RATE
\$27.00 + NNN + E

FURNITURE
Negotiable

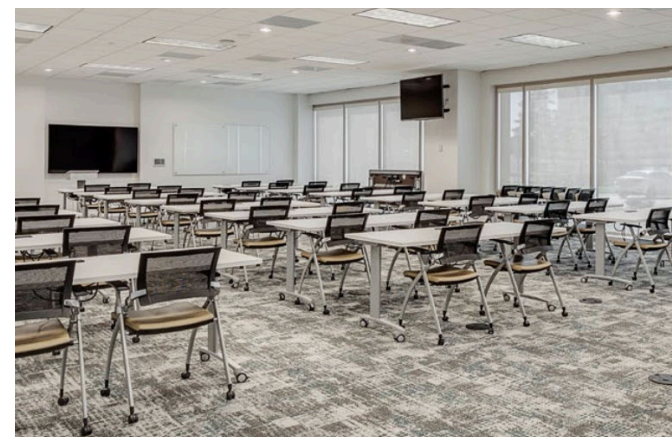
SUITES
Suite 200 / 350

TERM EXPIRATION
11/30/2029

PARKING
4.2 / 1000

PARKING TYPE
Garage & Surface

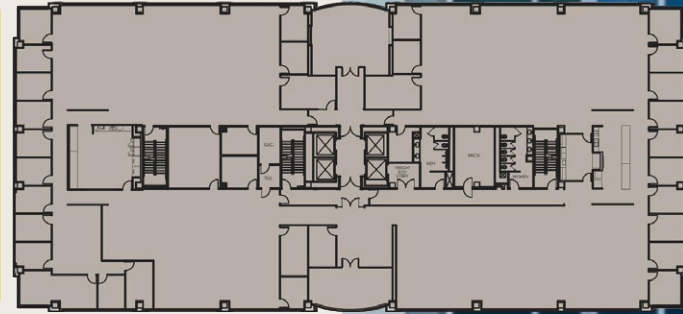
BUILDING PHOTOS



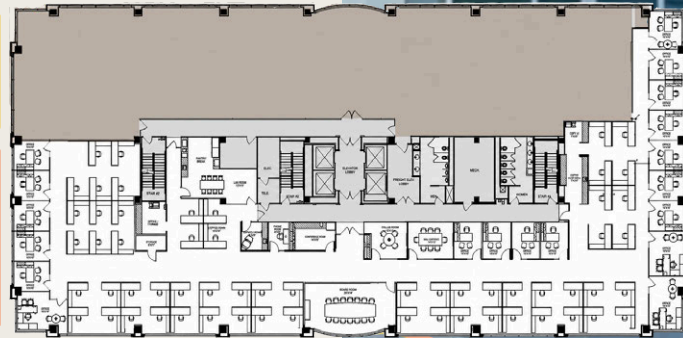
AVAILABILITY

Floor Block

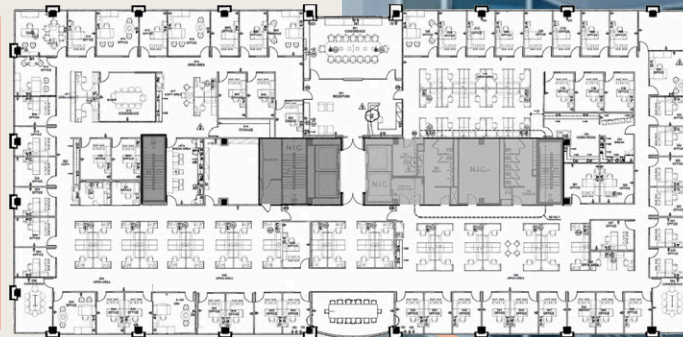
Multiple size options available. Full-floor users can occupy the entire 2nd floor sublease. Alternatively, the 3rd floor sublease ($\pm 15,995$ SF) can be combined with the adjacent direct vacancy. Combined with the 4th floor vacancy, enables a rare three-floor contiguous block in Legacy.



4th



3rd



2nd

~80,000 SF COMBINED

4TH FLOOR

Direct Vacancy

~26,887 RSF

3RD FLOOR - SUITE 350

Sublease

~15,995 RSF

SUITE 300

Direct Vacancy

~10,891 RSF

2ND FLOOR - SUITE 200

Sublease

~26,187 RSF

COMBINED BLOCK

2ND + 3RD + 4TH

~80,000 rsf

Space *Highlights*



CONFERENCE ROOM

RECEPTION

PRIVATE OFFICE

BREAK ROOM

VIRTUAL TOUR
2ND FLOOR

PLUG & PLAY READY

Furniture negotiable. Move-in ready with minimal lead time for occupancy. Multiple coffee and break areas, lounge spaces throughout.

EFFICIENT FLOORPLATE

Efficient rectangular floorplate with an ideal mix of private offices and workstations.

CONFERENCE CENTER / ROOMS

Complex features a shared conference center and a 75-seat training center. Suite includes a mix of large and small conference rooms.

10' CEILING HEIGHTS

Excellent natural light on all sides of the space. All private offices include glass sidelights.

TENANT AMENITIES

Large tenant lounge, fitness center with showers, patio and outdoor space, grab-and-go food options, and shuttle service.

ON-SITE MANAGEMENT

24/7 security with on-site property management and engineering staff.

Space *Highlights*



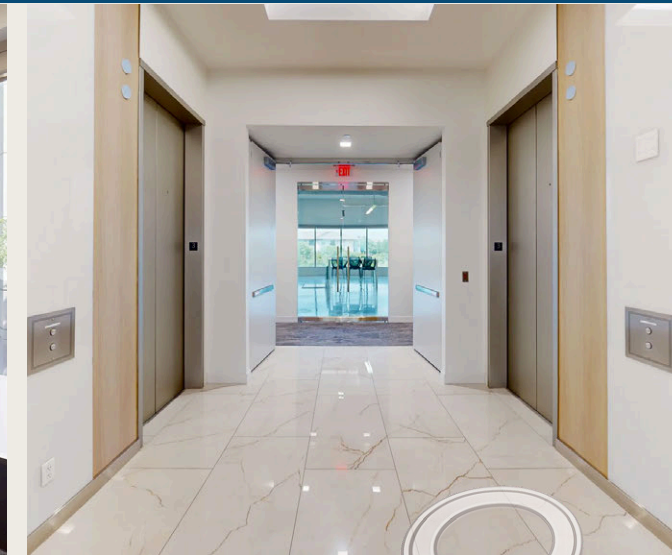
CONFERENCE ROOM



WORKSTATIONS



EXECUTIVE OFFICE



ELEVATOR EXPOSURE



VIRTUAL TOUR
3RD FLOOR

EFFICIENT LAYOUT

20 private offices, 2 small conference rooms, boardroom, wellness, 2 break rooms, and multiple workstation areas with abundant natural light.

PLUG & PLAY READY

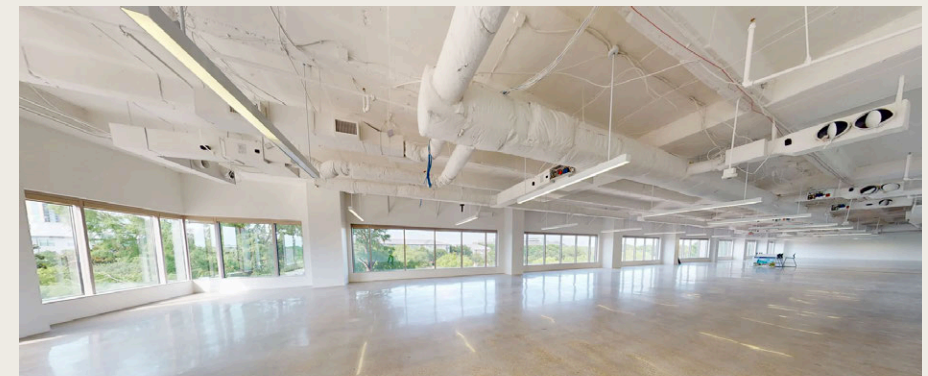
Upgraded furniture available. Move-in ready condition with minimal lead time for occupancy.

EXPANSION - EXPOSED CEILINGS

Adjacent expansion space features exposed ceilings, new lighting, and open creative-style workspace. Move-in ready or a clean slate.

RECENTLY UPDATED

3rd-floor elevator lobby, restrooms, and corridors recently remodeled and modernized.



ADJACENT EXPANSION SPACE



TENANT SERVICES GROUP



LOCATION

Walkable Everywhere

DINING & RETAIL

- The Shops at Legacy steps away
- 100+ walkable restaurant options
- 60+ retail shops within walking distance
- Legacy West and Legacy Hall

HOTELS NEARBY

- 20+ hotels within a 5-min drive
- Plano Marriott at Legacy Town Center
- Renaissance
- Hilton Granite Park

20 min
DFW Airport

25 min
LUV Airport

26 min
Dallas CBD

31 min
FT Worth CBD

Legacy Business Park: A mixed-use community with over 33 Million SF of HQ space, home to companies like JPMorgan Chase, Toyota, and Liberty Mutual. Its premier location, amenities, and access to talent make it one of DFW's top live-work-play environments.

200+

DINING

100+

RETAIL

20+

HOTELS



Legacy Place West

5800 TENNYSON PKWY, PLANO TX

FOR SUBLEASE INFORMATION

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Information About Brokerage Services

Texas law requires all real estate license holders to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.



TYPES OF REAL ESTATE LICENSE HOLDERS:

- **A BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- **A SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

AS AGENT FOR OWNER (SELLER/LANDLORD): The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent.

AS AGENT FOR BUYER/TENANT: The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent.

AS AGENT FOR BOTH - INTERMEDIARY: To act as an intermediary between the parties the broker must first obtain the written agreement of *each party* to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
 - that the owner will accept a price less than the written asking price;
 - that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
 - any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

AS SUBAGENT: A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

LICENSE HOLDER CONTACT INFORMATION: This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

Tenant Services Group LLC	9011402	info@tsgnational.com	214.214.3224
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Licensed Broker /Broker Firm Name or Primary Assumed Business Name

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Designated Broker of Firm

License No.

Email

Phone

Licensed Supervisor of Sales Agent/ Associate

License No.

Email

Phone

Sales Agent/Associate's Name

License No.

Email

Phone

Buyer/Tenant/Seller/Landlord Initials

Date