



# THE MARKET CENTER



**AT THE HEART  
OF THE DESIGN  
DISTRICT**



1715 – 1805 Market Center  
Blvd. + 1800 Irving Blvd.

The Design District  
Dallas, Texas

**STRATA**  
CAPITAL  
PARTNERS

## WHERE DALLAS FINDS ITS STYLE

The Design District earned its name from home décor showrooms, boutiques, galleries, and designers who established roots here. It sits directly adjacent to Dallas' CBD, bordered by the always-busy Oak Lawn neighborhood to the north, Uptown, Victory Park, and Harwood District to the east, and Trinity Groves to the south.

The Design District boasts new restaurants, cafés, shopping, and luxury residential options thanks to enviable proximity to Uptown and major highways, creating easy regional accessibility to the Park Cities, Preston Hollow, and the greater DFW metroplex.

Once a hardworking outpost of warehouses and antique dealers, it's transformed into a hybrid professional district with a growing heart for leisure. An influx of residents and commercial development has seen a new neighborhood emerge organically from the historic one: a creative, vibrant hub where residents live, work, and play in the center of Dallas.



THE  
DESIGN  
DISTRICT  
WELCOMES  
**4,000,000**  
VISITORS  
EVERY YEAR.

**DISTRICT**

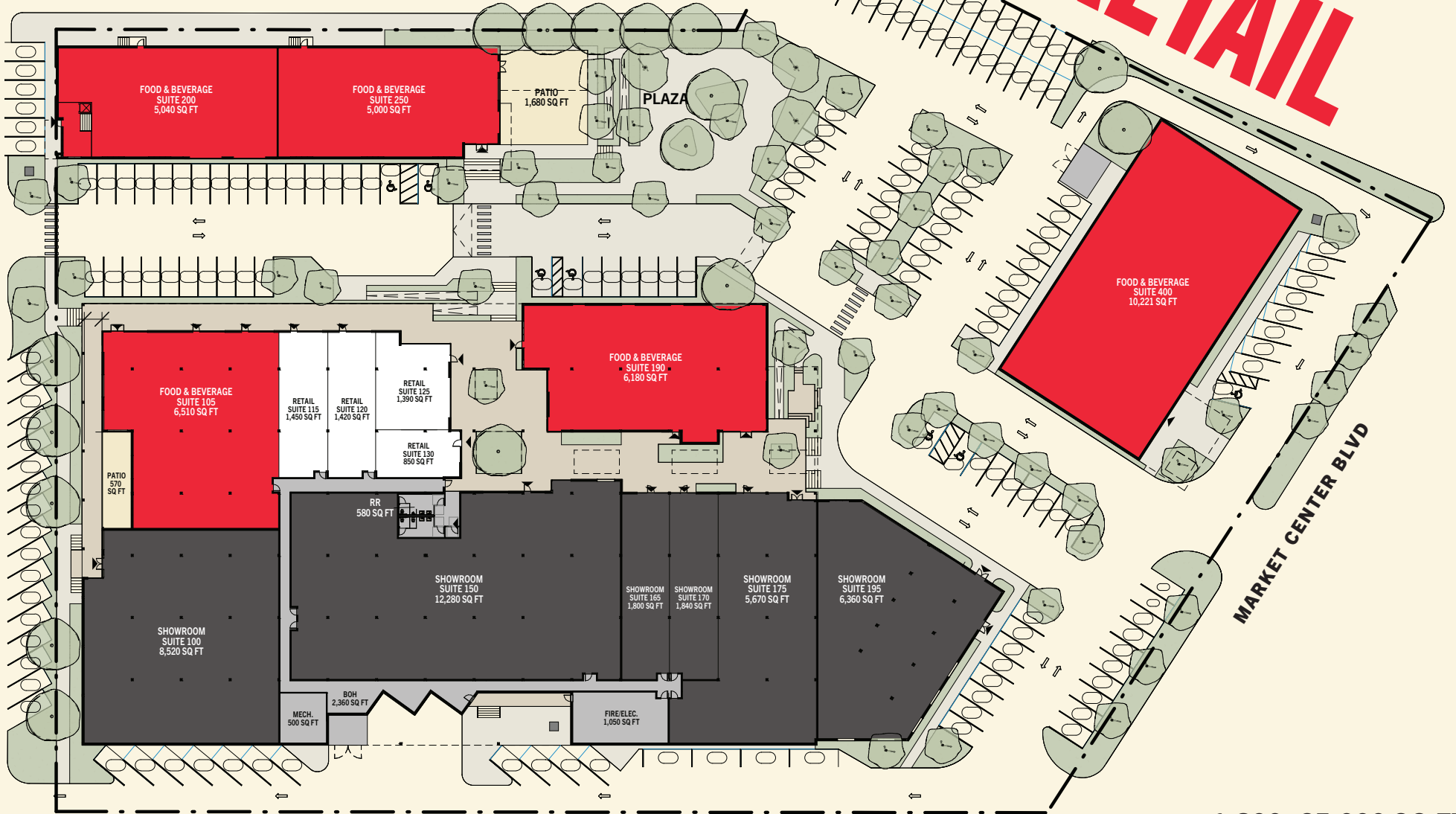
**THE DESIGN**

1,500–15,000 SQ FT

# FOOD & BEVERAGE

800–4,500 SQ FT  
**RETAIL**

IRVING BLVD



MARKET CENTER BLVD

1,800–25,000 SQ FT

# SHOWROOM



The Market Center is just steps away from a riverfront park, thriving neighborhood of discerning residents, and world-class bars and restaurants.

- ◆ The Dallas Contemporary
- ◆ The Perot Museum
- ◆ The Loop Dallas
- ◆ Hilton Anatole
- ◆ Virgin Hotel
- ◆ The W Dallas Hotel
- ◆ Mavericks Training Center
- ◆ American Airlines Center
- ◆ Goldman Sachs Campus
- ◆ The Capital
- ◆ Old Parkland
- ◆ Dallas Market Hall
- ◆ World Trade Center
- ◆ The Decorative Center
- ◆ The International



**MEETS COMMERCE**

**WHERE CULTURE**

# NEXT STOP: ANYWHERE

**LOVE FIELD AIRPORT**  
12 minute drive time

**HIGHLAND PARK**  
6 minute drive time

**PRESTON HOLLOW**  
10 minute drive time

**UNIVERSITY PARK**  
8 minute drive time

## MAJOR SITES

- 1 Hi Line Square
- 2 Cabana Residential
- 3 Lenox Design District
- 4 Old Parkland
- 5 River Edge
  - ◆ Puerto Cocina
  - ◆ Bar Amada
- 6 The Capital
  - ◆ Maroma
- 7 Manufacturing District
- 8 3100 McKinnon St

## RESTAURANTS & AMENITIES

- 9 Carbone/Vino
- 10 Delilah
- 11 The Mexican
- 12 Town Hearth
- 13 La Lupita
- 14 Evelyn
- 15 Flying Fish
- 16 Culinary Dropout
- 17 The Charles
- 18 El Carlos Elegante
- 19 Double D's
- 20 Night Rooster
- 21 Bowlounge
- 22 Rodeo Goat
- 23 Movement
- 24 Pie Tap
- 25 Ospi
- 26 Mavericks Training Center
- 27 Dallas Contemporary
- 28 American Airlines Center
- 29 Perot Museum
- 30 ABA



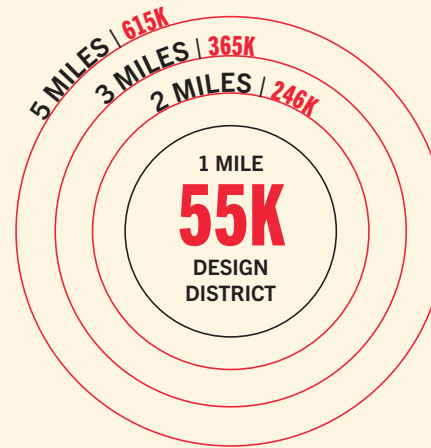
# DISTRICT BY THE NUMBERS

IN THE YEAR OF 2025

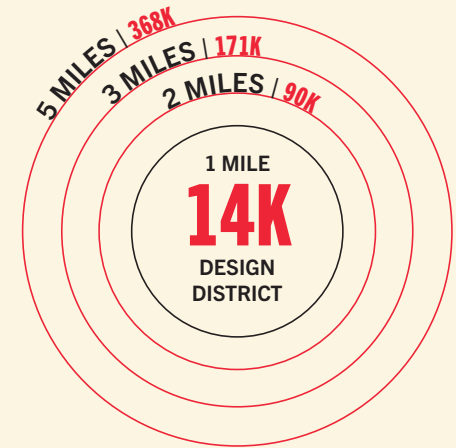
# 3,400

TOTAL MULTIFAMILY  
UNITS IN THE  
DESIGN DISTRICT

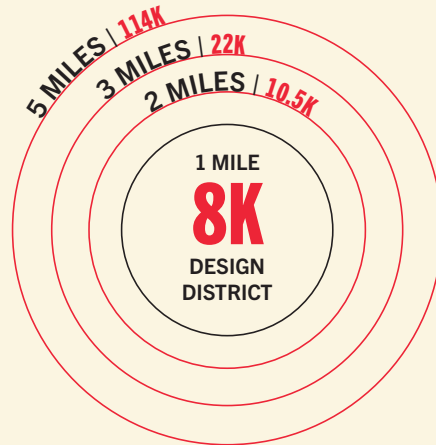
## DAYTIME POPULATION



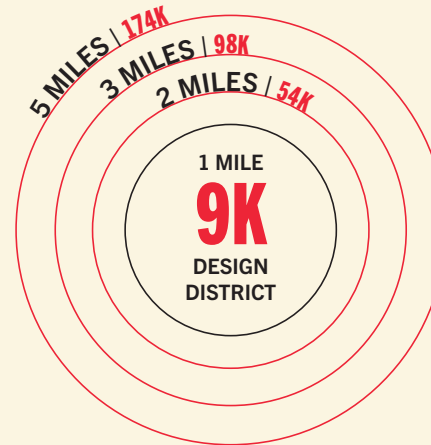
## TOTAL POPULATION



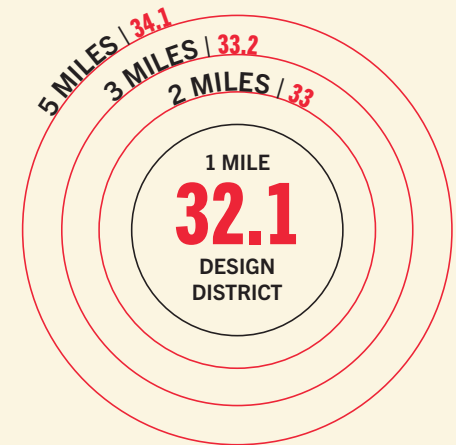
## RENTER-OCCUPIED HOUSING UNITS



## TOTAL HOUSEHOLDS



## MEDIAN AGE



## TOP VISITING ZIP CODES

**75219** OAK LAWN TURTLE CREEK  
SOUTH HIGHLAND PARK

**75205** HIGHLAND PARK

**75206** LAKEWOOD  
M-STREETS

## TRAFFIC COUNTS BY VEHICLES PER DAY (VPD)

**22K** IRVING  
BLVD

**14K** MARKET  
CENTER BLVD

**15K** OAK LAWN  
AVENUE

# 11.2M

TOTAL NON-RESIDENT VISITS (+6.2% YOY)

# CONTACT



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**STRATA**  
CAPITAL  
PARTNERS