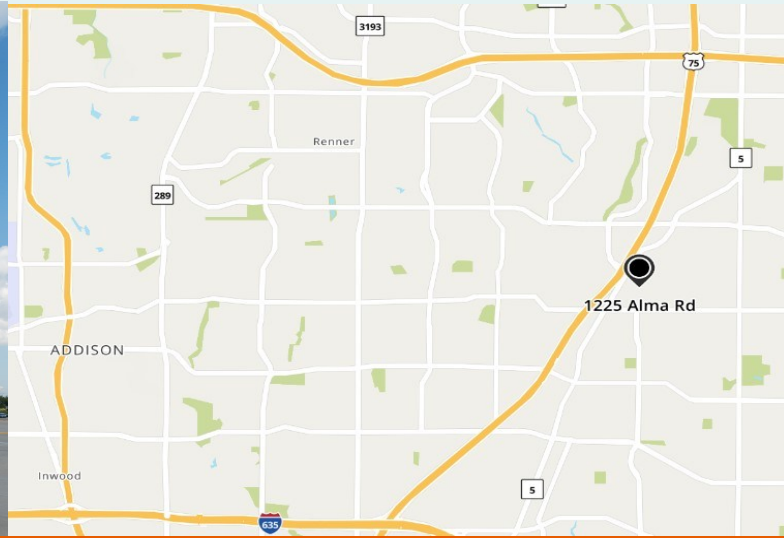


AVAILABLE FOR LEASE

# COLLINS CENTER



1225 ALMA ROAD, RICHARDSON, TX 75081



## PROPERTY HIGHLIGHTS



- **153,000 SF** Class A Building - **Richardson, Texas**
- Up to **115,002** Contiguous SF Available Now - **26'** Clear Height
- Ample Parking: **6.7/1,000** Parking Ratio
- Instant Access to **Central Expy** & **George Bush Toll Road**
- Adjacent to **DART Rail and Bus Stops**
- Building Has **9 Fiber** Providers
- Reliable Power with **Redundancy** from Multiple **Substations**
- **Heavy Electrical Infrastructure:** 2,000 Amps (Suite 160) & 1,200 Amps (Suites 100 & 150) **450KW Cummins Generator** (Suite 160), **800 Amp** Transfer Switch, **100 Amp** Transfer Switch and more information available upon request.

**Rick Currey**

Phone: (972) 458-7585

Mobile: (214) 356-6244

Email: [Rick@fobare.com](mailto:Rick@fobare.com)

**Pat Hanahan**

Phone: (972) 458-7585

Mobile: (864) 907-7014

Email: [Phanahan@fobare.com](mailto:Phanahan@fobare.com)

**Jerrold Walla**

Phone: (972) 458-7585

Mobile: (406) 871-9583

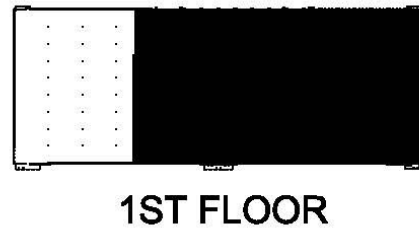
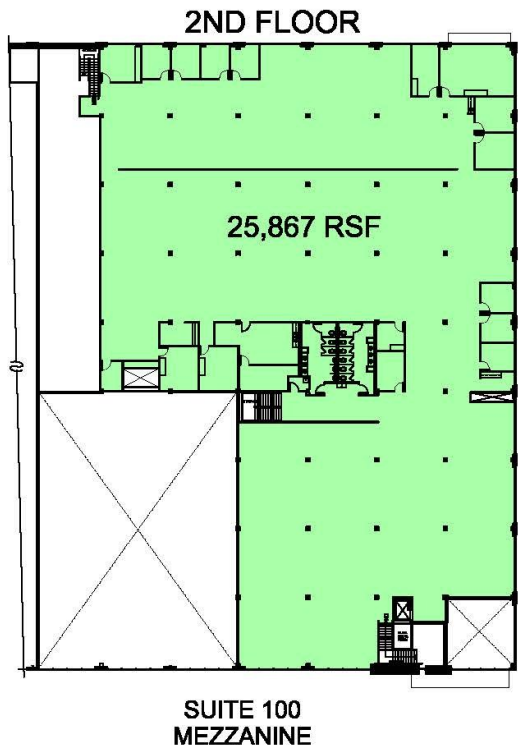
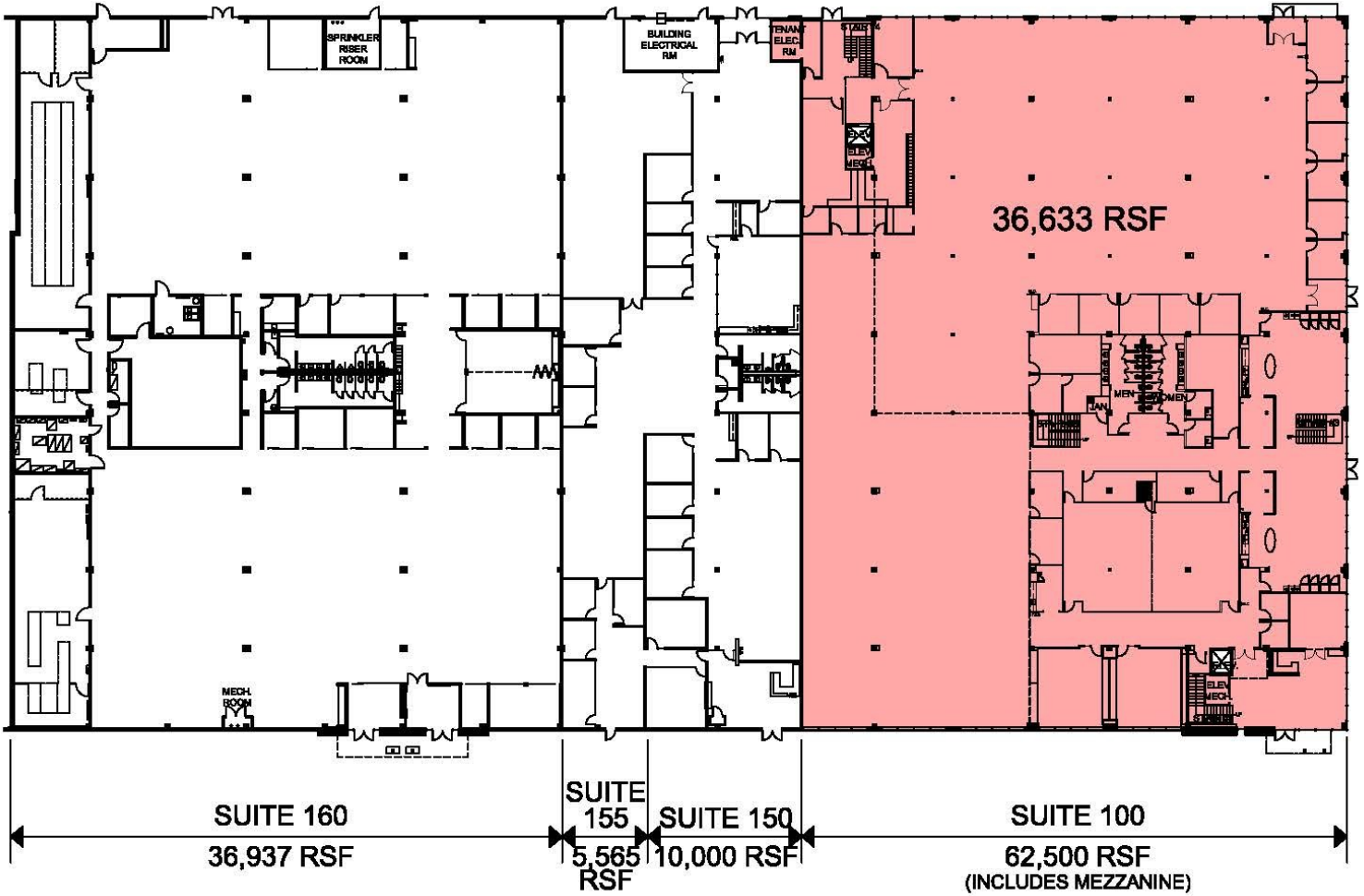
Email: [Jwalla@fobare.com](mailto:Jwalla@fobare.com)

# COLLINS CENTER

1225 ALMA ROAD

SUITES 100, 150, 155 & 155

115,002 RSF

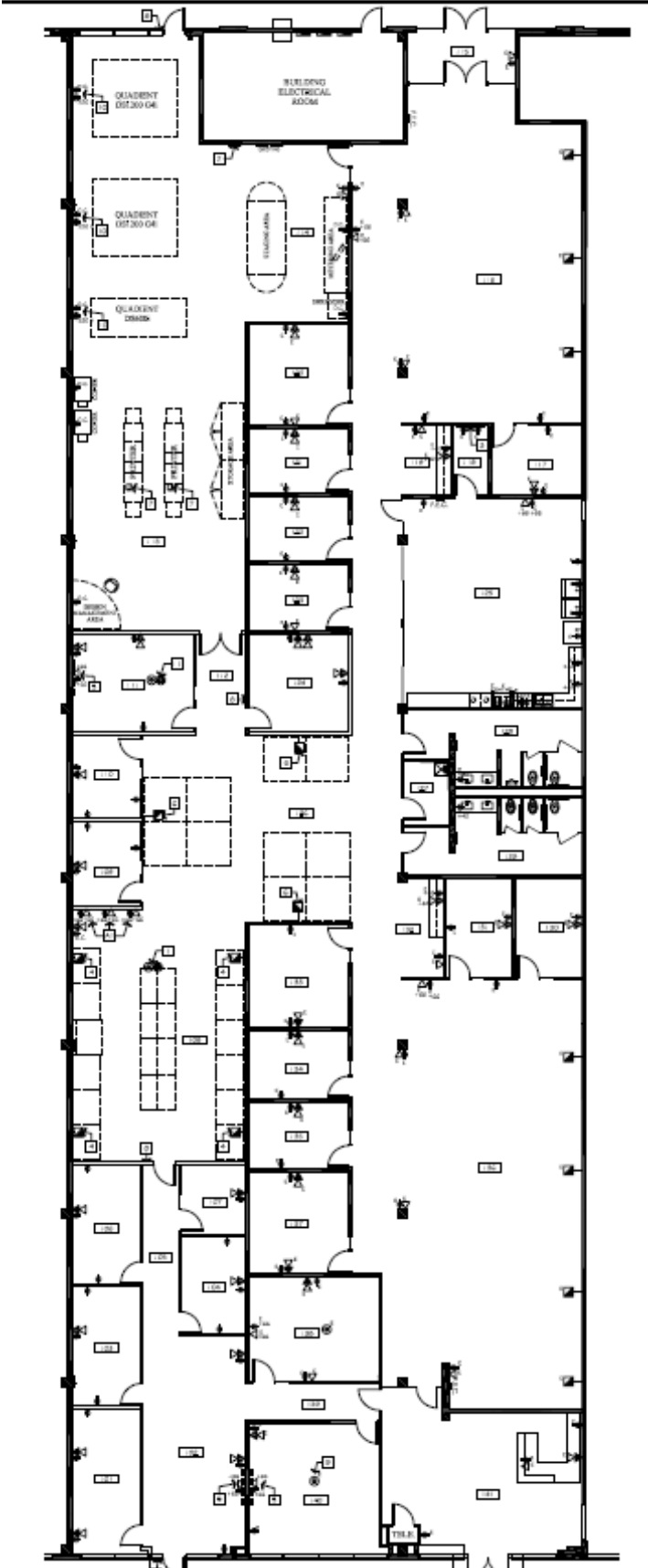




# COLLINS CENTER

SUITE 155 - 15,565 SF

## FLOOR PLAN



# COLLINS CENTER

SUITE 100, 150 & 155

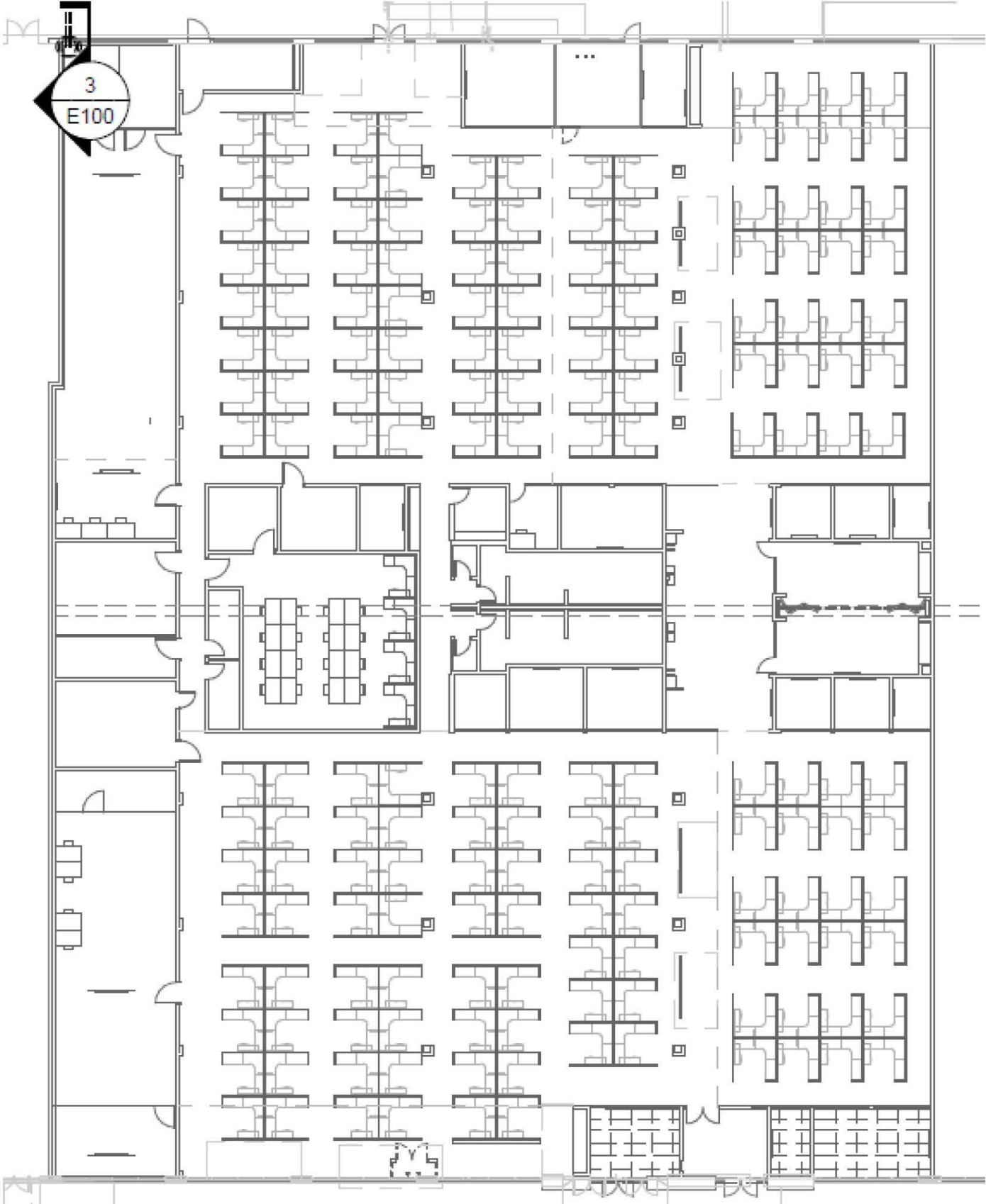
*INTERIOR PHOTOS*



# COLLINS CENTER

SUITE 160 - 36,937 SF

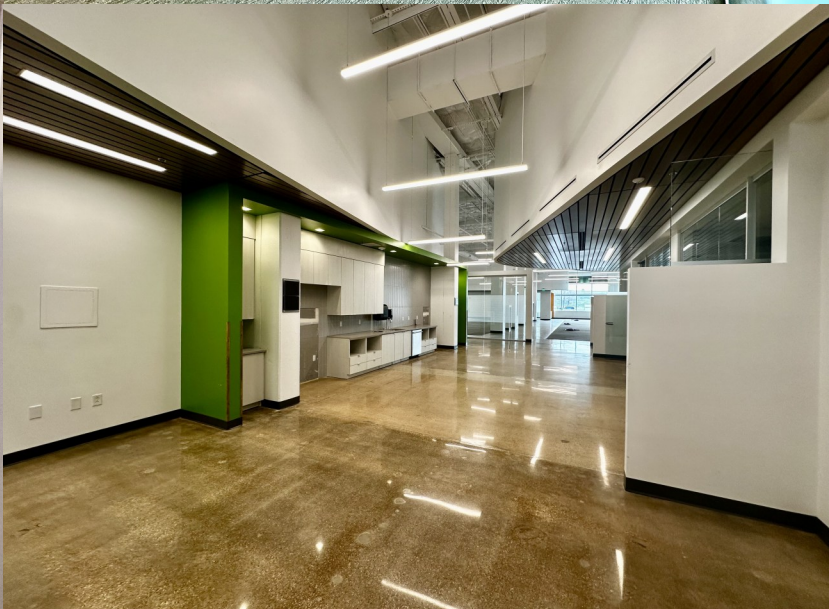
## FURNITURE PLAN



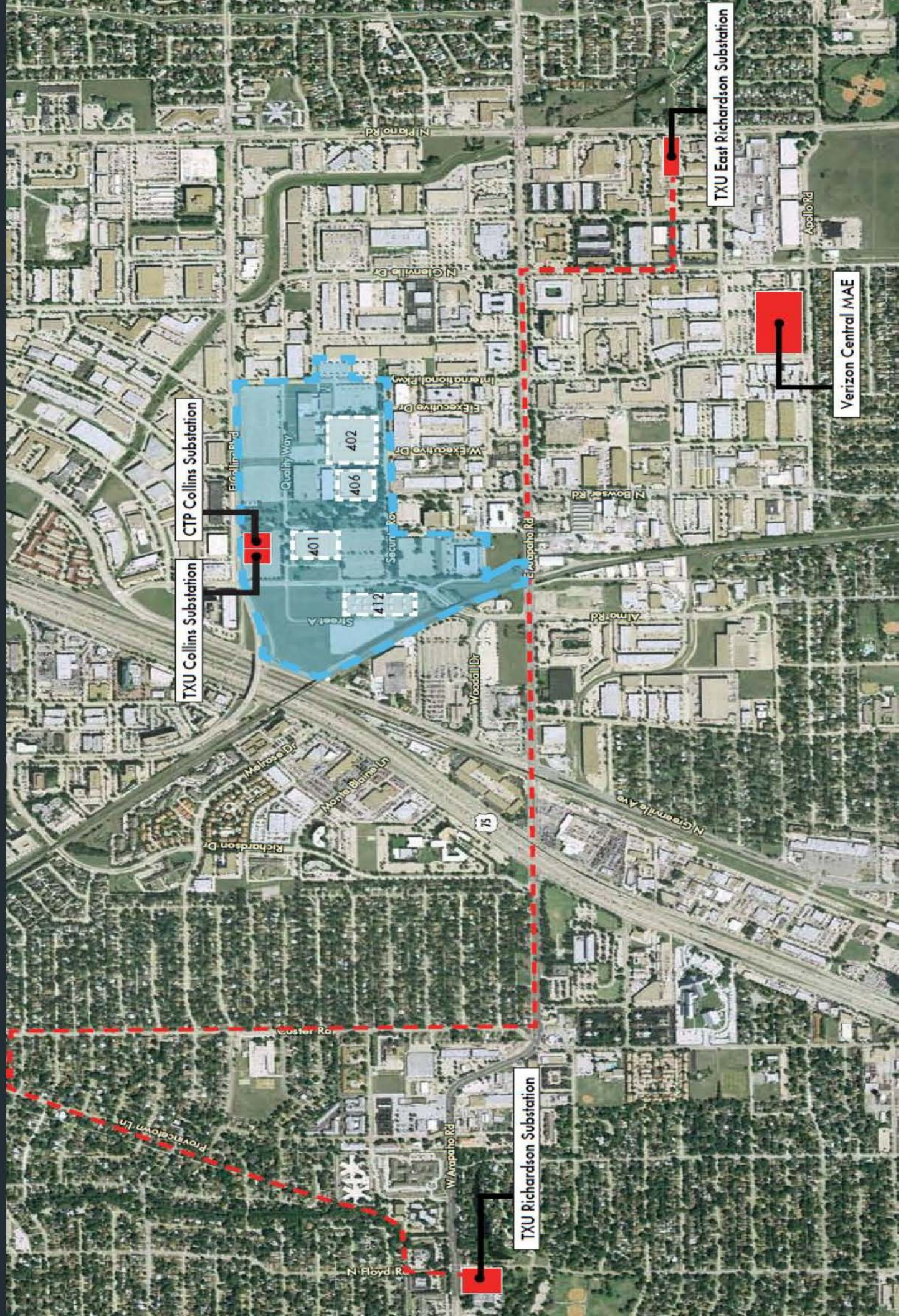
# COLLINS CENTER

SUITE 160 - 36,937 SF

## FURNITURE PLAN



# Power Map



CTP Collins Substation

TXU Collins Substation

TXU Richardson Substation

TXU East Richardson Substation

Verizon Central MAE

401  
402  
406  
412

# 1225 Alma Parking

