



# CENTRAL PARK BUSINESS CENTER

1900 FIRMAN | 1901 N GLENVILLE  
RICHARDSON, TX 75081

## UNDER NEW OWNERSHIP

4,797 - 9,046 SF  
AVAILABLE FOR LEASE

JESSICA REINHARDT  
jreinhardt@lee-associates.com  
972.934.4005

GEORGE TANGHONGS  
george@lee-associates.com  
972.934.4008

SUSAN CANCEMI  
scancemi@lee-associates.com  
972.934.4005



# PROPERTY HIGHLIGHTS



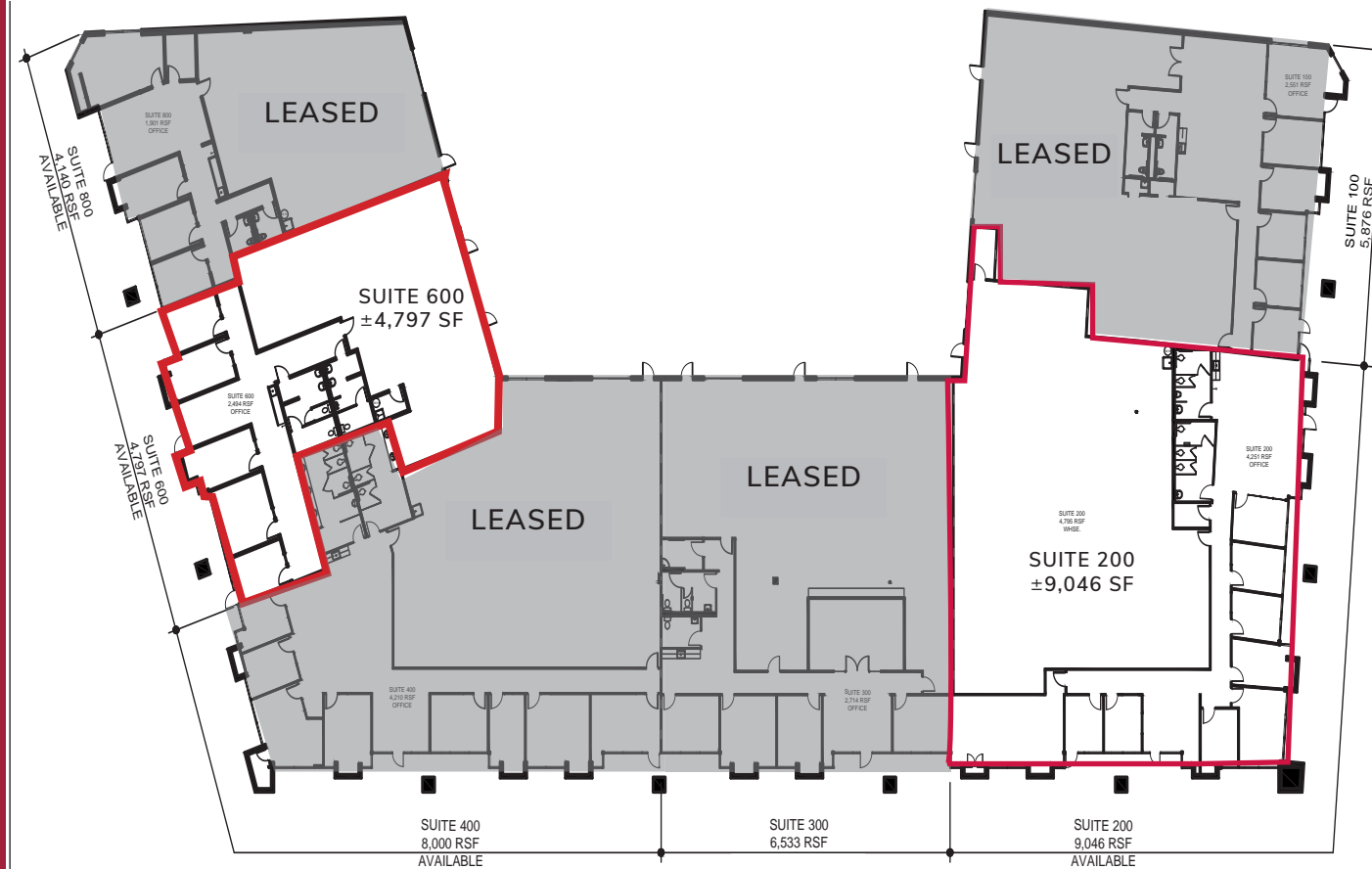
## PROPERTY OVERVIEW

Central Park Business Center is comprised of two buildings totaling 73,090 SF. This two building Flex/Warehouse property has a tranquil park like setting. Central Park Business Center is strategically located minutes from Central Expressway; also within minutes are the Richardson Telecom Corridor, The University of Texas at Dallas, Collin County Community College, Downtown Plano, the DART rail line, LBJ Freeway, the George Bush Tollway and Highway 121. Restaurants and hotels are plentiful in the area around the property. Central Park Business Center is an excellent office and flex space for all of your business needs

- 1900 Firman | 1901 N Glenville
- Available SF: 4,797 - 9,046 SF
- Tenant Controlled HVAC
- 14' Clear height
- Grade Level Roll Up Doors Available
- Building signage
- Tenant shall have direct access to suite 24/7
- Flex/Warehouse spaces available
- Professional Ownership & Management
- Major renovations: new landscaping, exterior paint and signage
- Existing tenants include Carrier, Jordan Media, Healthline,
- Space to suit with ability to add/decrease office square footage

# PROJECT DETAILS

- » Suite 100 - LEASED
- » Suite 200 ±9,046 SF
- » Suite 300 - LEASED
- » Suite 400 - LEASED
- » Suite 600 ±4,797 SF
- » Suite 800 - LEASED



# SUITE 200 ± 9,046 SF

- » ±9,046 SF Available
- » ±4,251 SF office area
- » Suites under renovation

## ECONOMICS

BASE RATE \$12.95/sf NNN



# SUITE 600 ± 4,797 SF

- » ± 4,797 SF available
- » 2,494 SF office area
- » Expected delivery August 2025

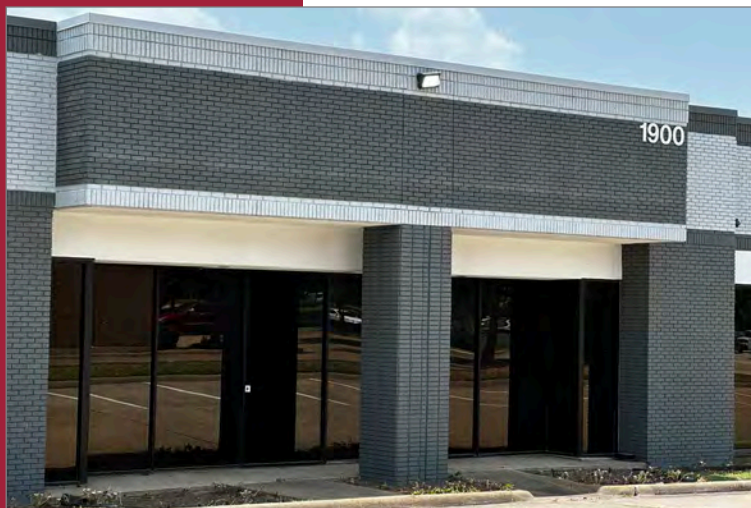
## ECONOMICS

BASE RATE \$12.95/sf NNN

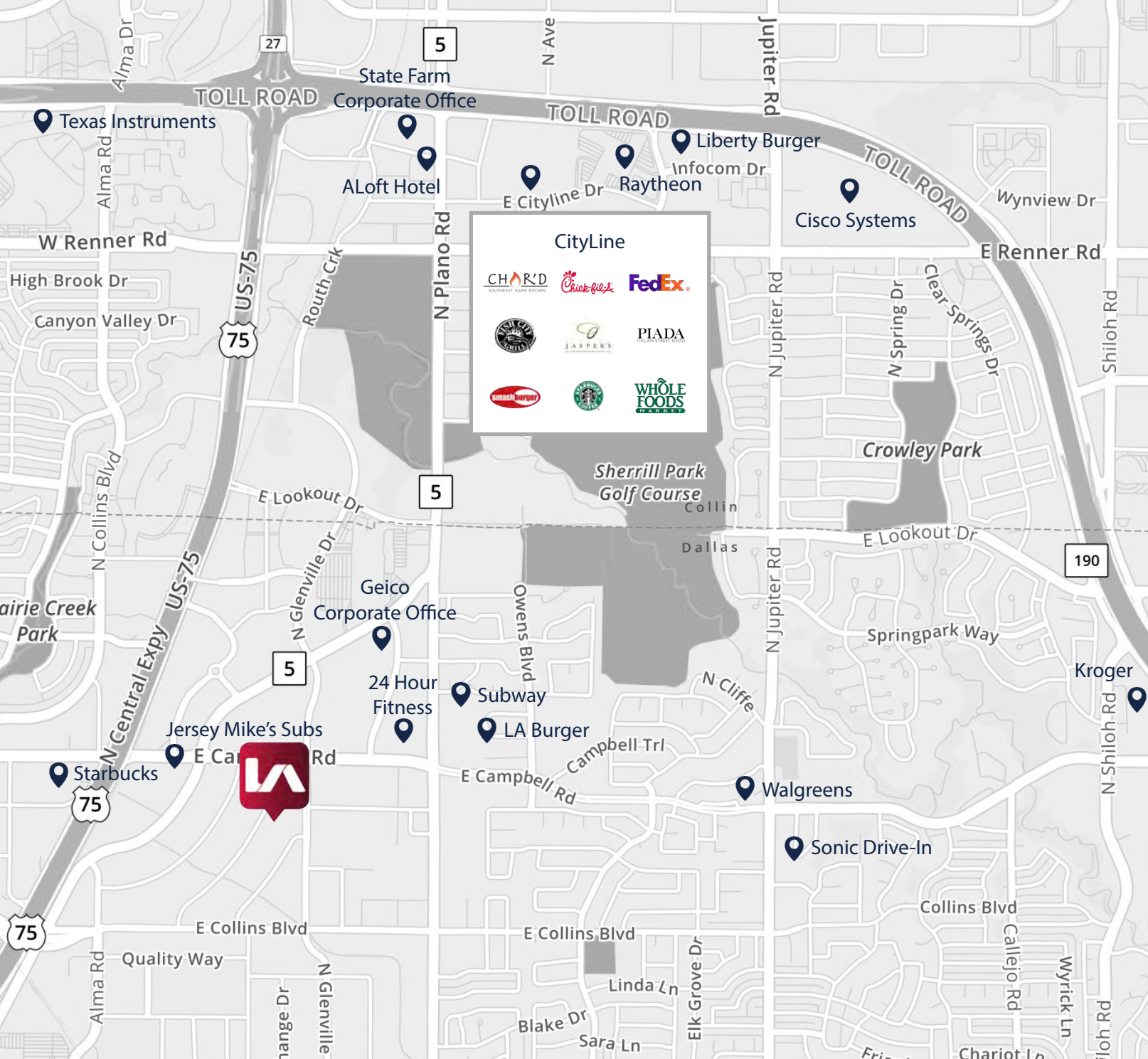




1900 FIRMAN  
1901 N GLENVILLE  
RICHARDSON, TX







**JESSICA REINHARDT**

jreinhardt@lee-associates.com  
972.934.4005

**GEORGE TANGHONGS**

george@lee-associates.com  
972.934.4008

**SUSAN CANCEMI**

scancemi@lee-associates.com  
972.934.4005

