



REGENT CENTER I & II



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4790 & 4800 REGENT BLVD, IRVING, TX

## Regent Center I

4800 REGENT BLVD

- Fully renovated lobby, common areas, exterior and landscaping
- 8 per 1,000 parking ratio
- Building & monument signage available
- 10-12' ceiling heights
- First floor lobby exposure



## Regent Center II

4790 REGENT BLVD

- Fully renovated lobby, common area, and restrooms in 2023
- 6 per 1,000 parking ratio
- Building & monument signage available
- 10' ceiling heights
- Foodsby
- FedEx drop-off

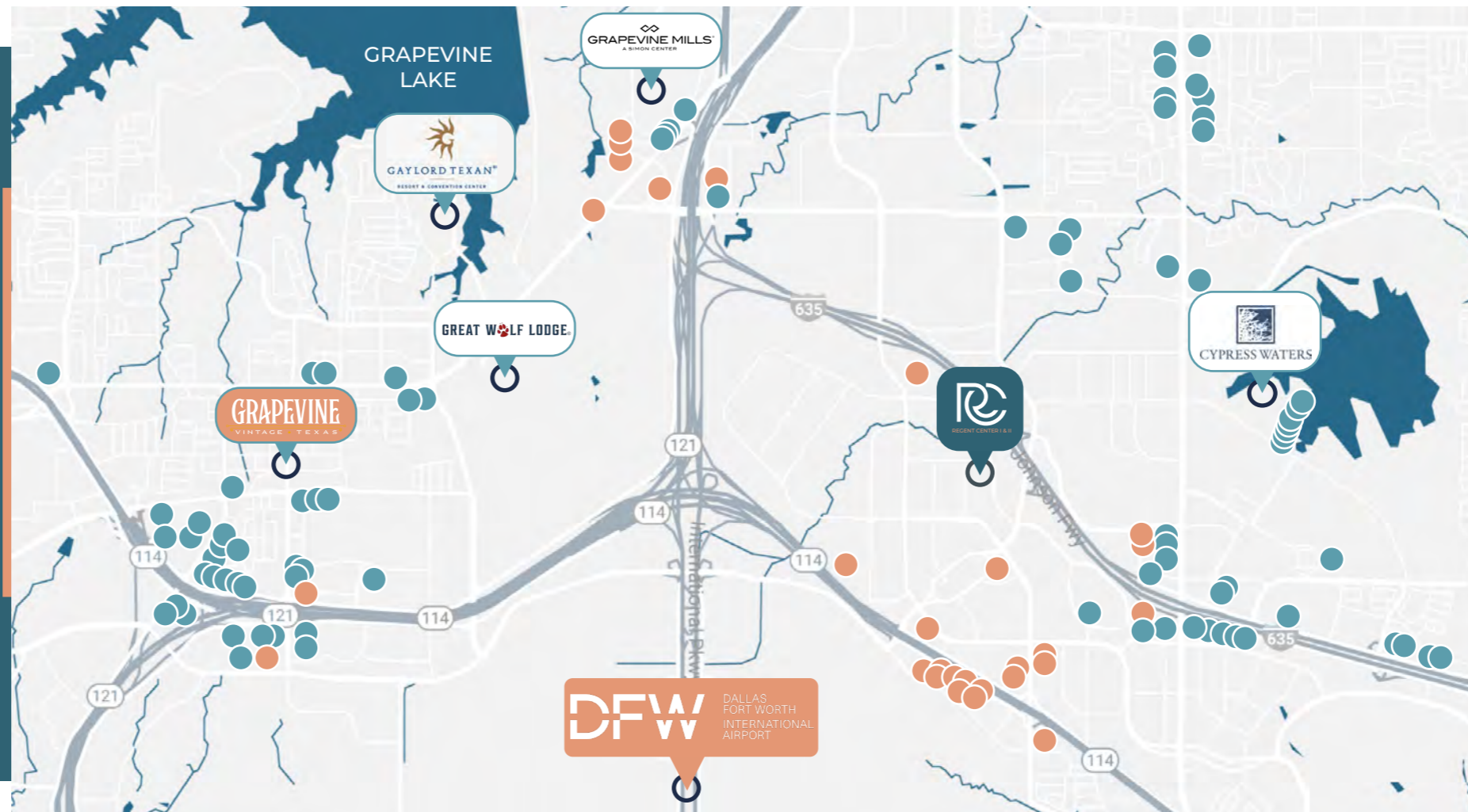


# CENTRALLY LOCATED IN DFW



## PREMIER LOCATION

- 3 miles from DFW Airport
- 5 miles from Irving Convention Center & Toyota Music Factory
- Close proximity to diverse workforce, neighborhoods and country clubs
- Surrounded by hotels, restaurants, and retail
- Central location with access to major highways: LBJ Fwy (I-635), John Carpenter Fwy (SH-114), SH-121 & President George Bush Turnpike (SH-161)



**90+**  
Restaurants

**35+**  
Hotels

**50+**  
Retail Options

*Within 5-Miles*



REGENT CENTER I & II



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