

# For Lease

240 W Exchange Parkway - Allen, TX 75013

MEDICAL OFFICE



**CITADEL  
PARTNERS**

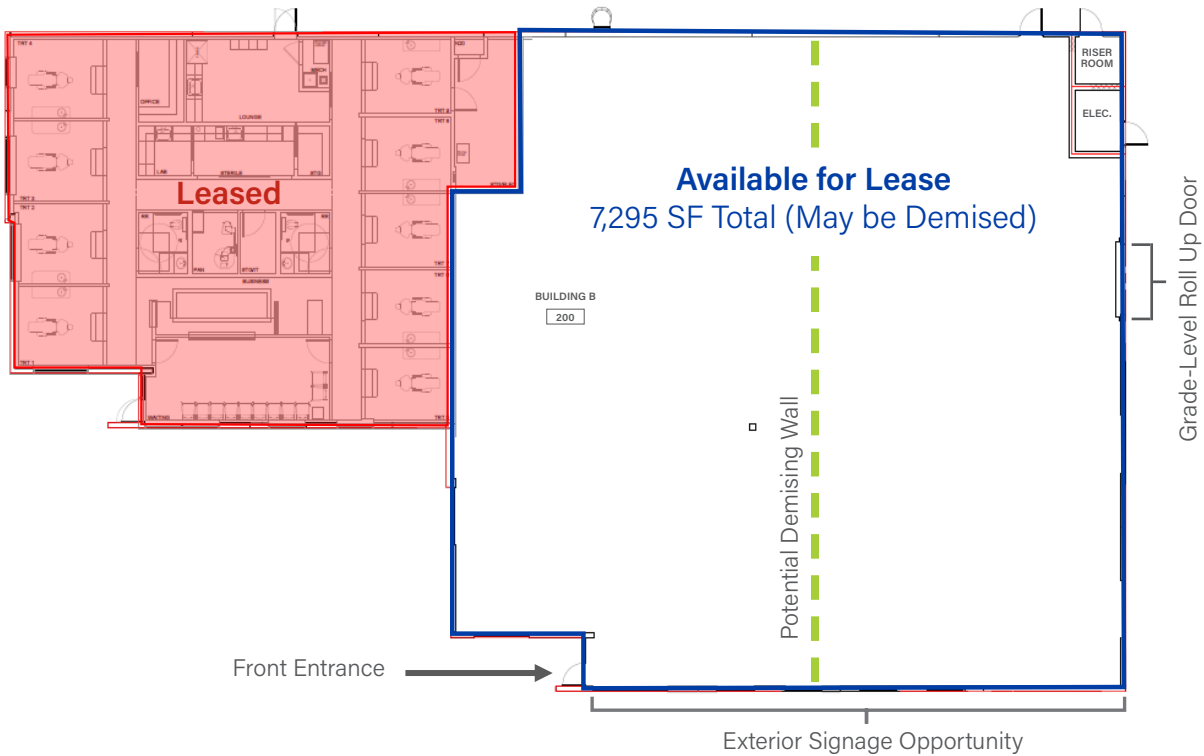
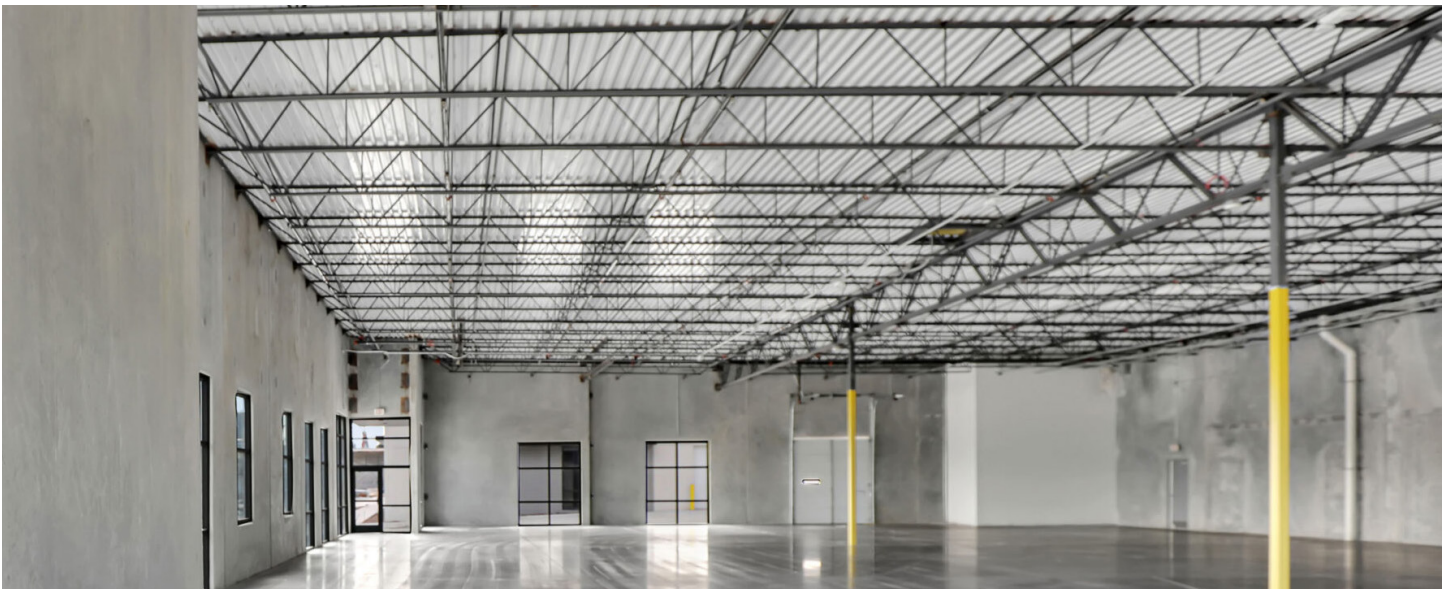
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# Property Highlights

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- Medical Office, Showroom, Storefront Retail
- 7,295 SF Available
- Brand New, Built in 2024
- Highway Frontage
- 3.34/1,000 SF Parking Ratio
- 18' Clear Height
- 1 Grade Level Door
- Shell Condition



# Location Map

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## Neighborhood Amenities



**CITADEL  
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Real Estate Advisors

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