



TRANSWESTERN

REAL ESTATE
SERVICES

411
NORTH
WASHINGTON

411
NORTH WASHINGTON

BaylorScott&White
McCallum Center

OUTPATIENT
PHYSICAL MEDICINE
OUTPATIENT
THERAPY

Advanced Imaging Center

Baylor Tom Landry
Fitness Center

COWBOY
411

411
NORTH
WASHINGTON

Introducing the re-imagined 411 North Washington. Located in the heart of the Baylor University Medical Center and bordered by Deep Ellum – Dallas' most energetic and authentic neighborhood. 411 North Washington offers healthcare providers and companies over 217,000 SF of Class A space with sweeping views of Dallas and access to the most active restaurant and entertainment district in Dallas. With recent renovations designed by global architecture firm Perkins+Wills, the building offers tenants a brand new Cowboys Fits facility and access to the almost 6 acre Landry Park, large floorplates, and garage parking.



ABOUT THE BUILDING



Class A
Medical / Office



Stories
217,144 SF



Acre Park &
Running Track



Hour Campus
Security

- + Full building renovations completed
- + Hassle free location at BUMC
- + Abundant parking with 2 levels of underground garage parking
- + Access to 5.8 acre Landry Park
- + Free patient and visitor parking
- + Walking distance to Baylor DART station
- + Sweeping views of downtown Dallas
- + Full service rate - No base year
- + First class management and maintenance team
- + Strong community of referring physicians





JOIN A WINNING GROUP OF TENANTS

- ⌘ REHABILITATION
- ⌘ IMAGING
- ⌘ HEART & VASCULAR
- ⌘ MOHS SURGERY
- ⌘ NEPHROLOGY
- ⌘ EARS, NOSE, THROAT
- ⌘ INTERNAL MEDICINE
- ⌘ JOINT & SPINE
- ⌘ ORTHOPEDICS
- ⌘ DERMATOLOGY
- ⌘ OB/GYN
- ⌘ COWBOYS FIT

COWBOYS FIT



COWBOYS FIT PERSONAL TRAINING

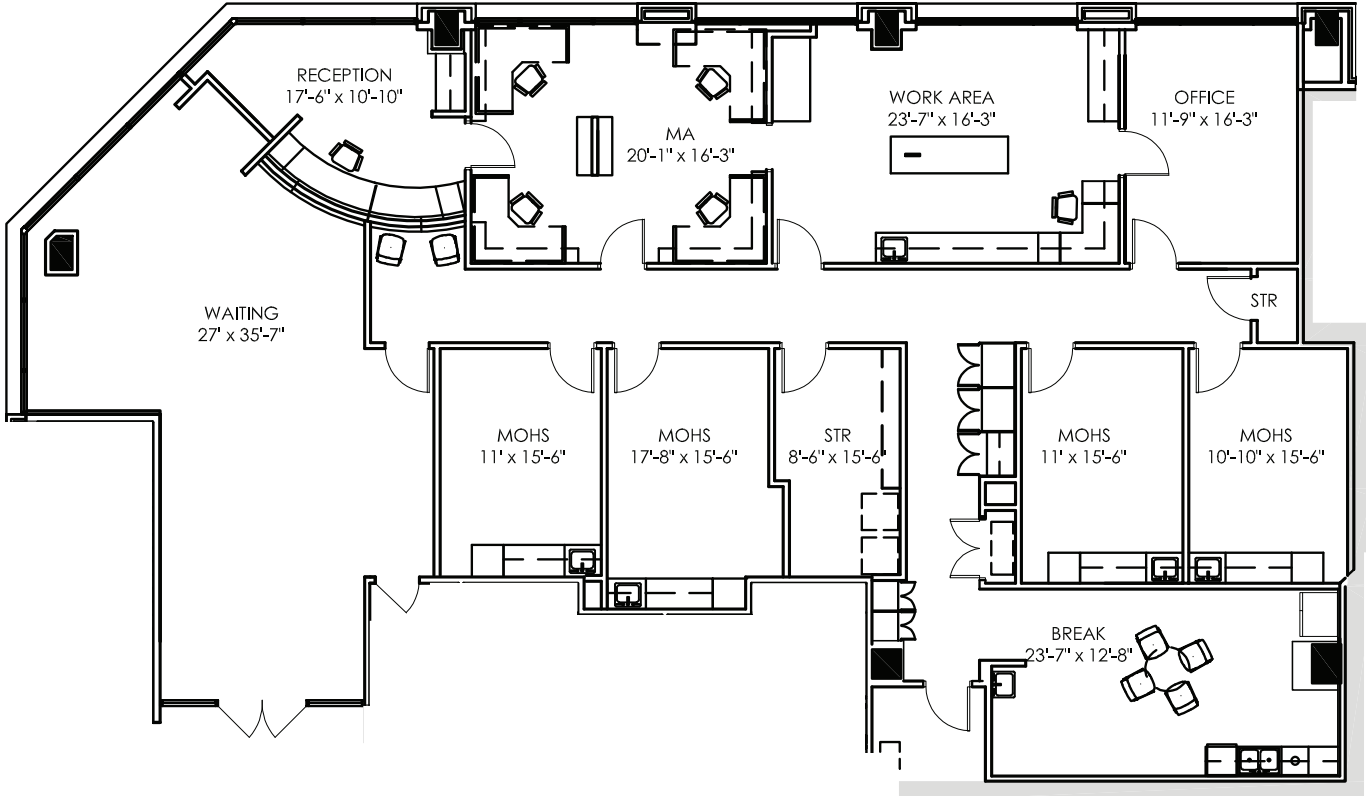
GROUP FITNESS CLASSES



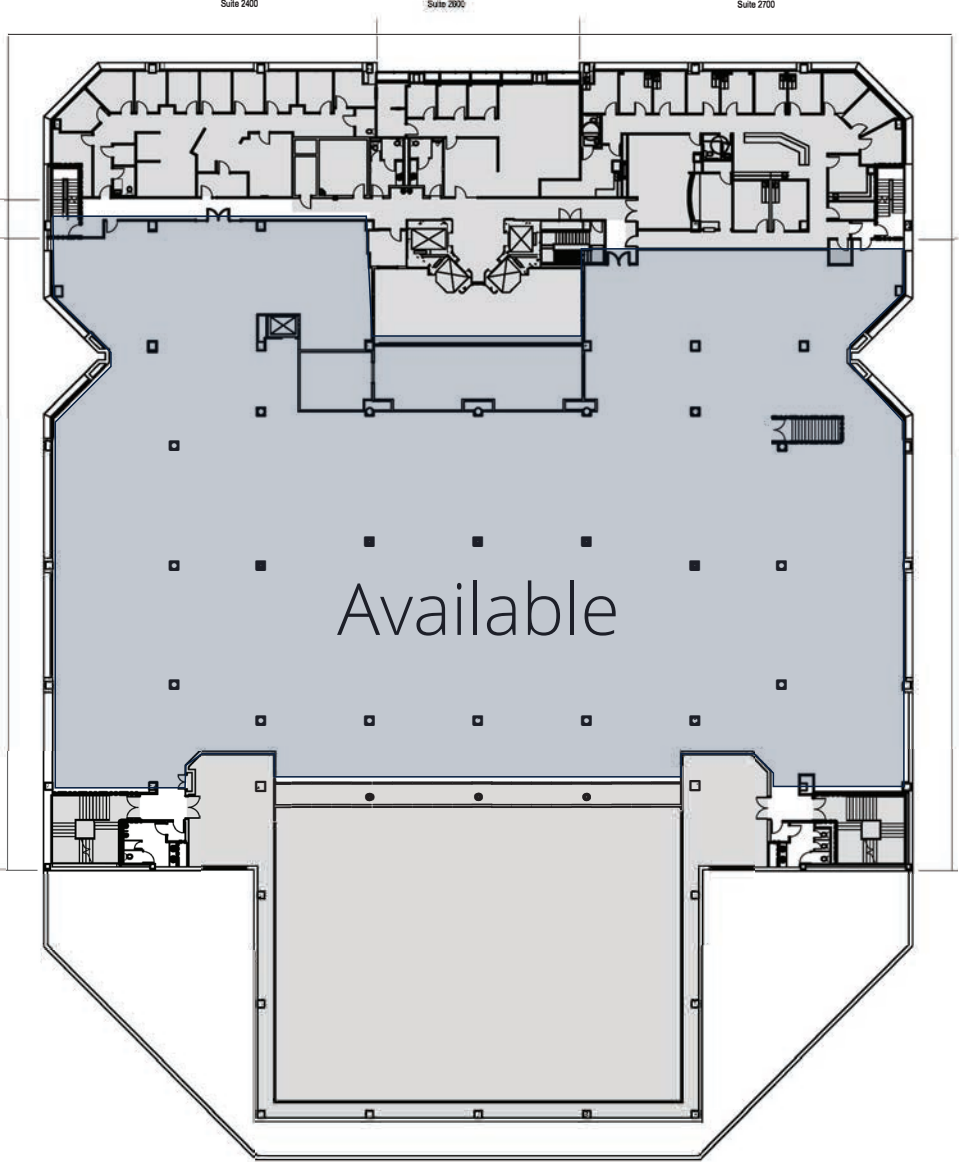
AVAILABLE SUITES

SUITE 1200

4,207 RSF Available



SUPER-SIZED FLOORPLATE



2ND FLOOR

36,967 RSF Available

ABOUT THE CAMPUS

5

Minutes from
Deep Ellum

7

Minutes from
Downtown Dallas

8

Minutes from
Uptown

- + 20 minute drive to Love Field Airport (DAL)
- + 30 minute drive to DFW International Airport (DFW)
- + No hassle, convenient access to six hospitals on campus
- + Surrounded by a wide variety of restaurants and bars



411
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