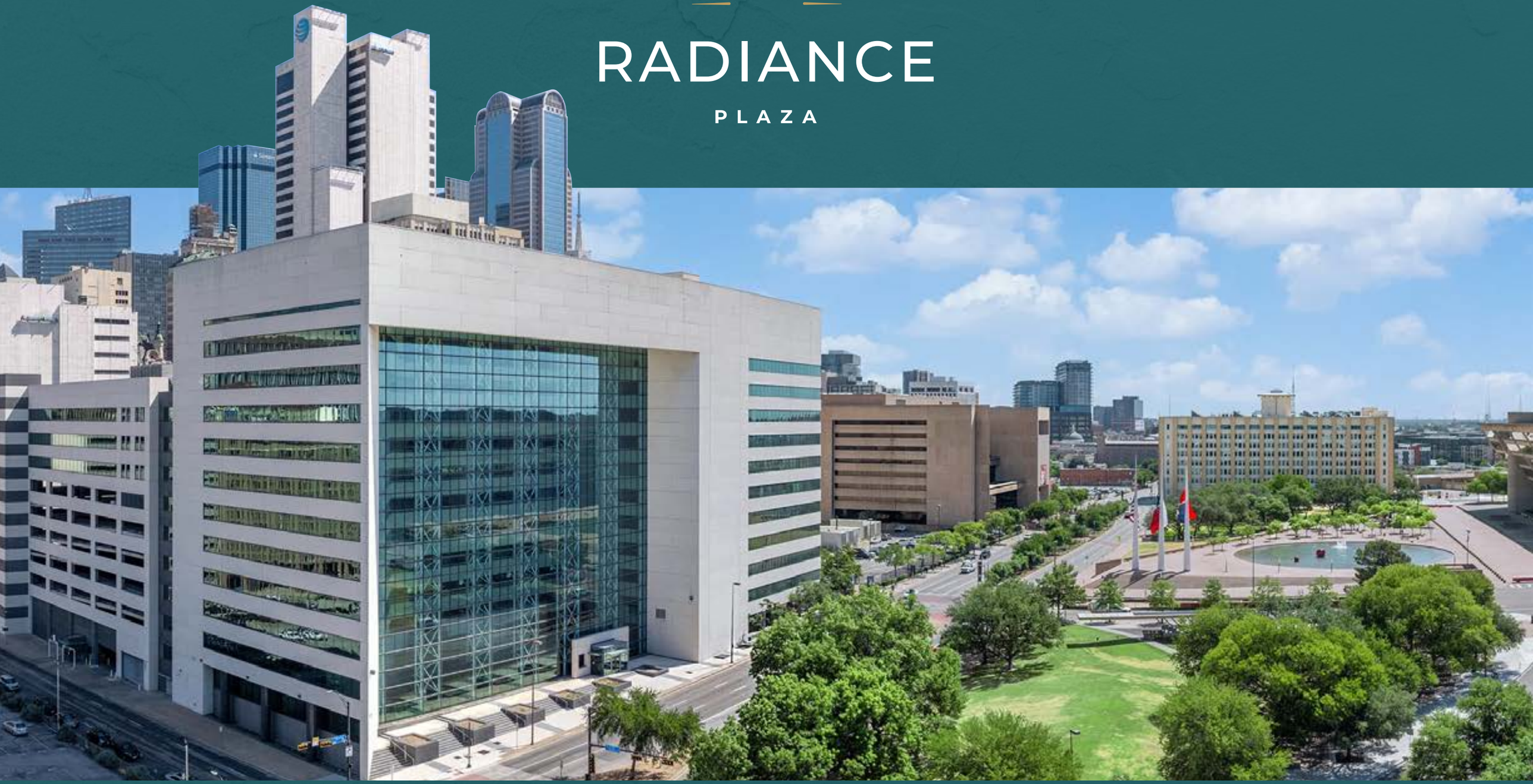
# RADIANCE

PLAZA



1301 YOUNG STREET, DALLAS, TEXAS

RADIANCEPLAZA.COM

Transwestern

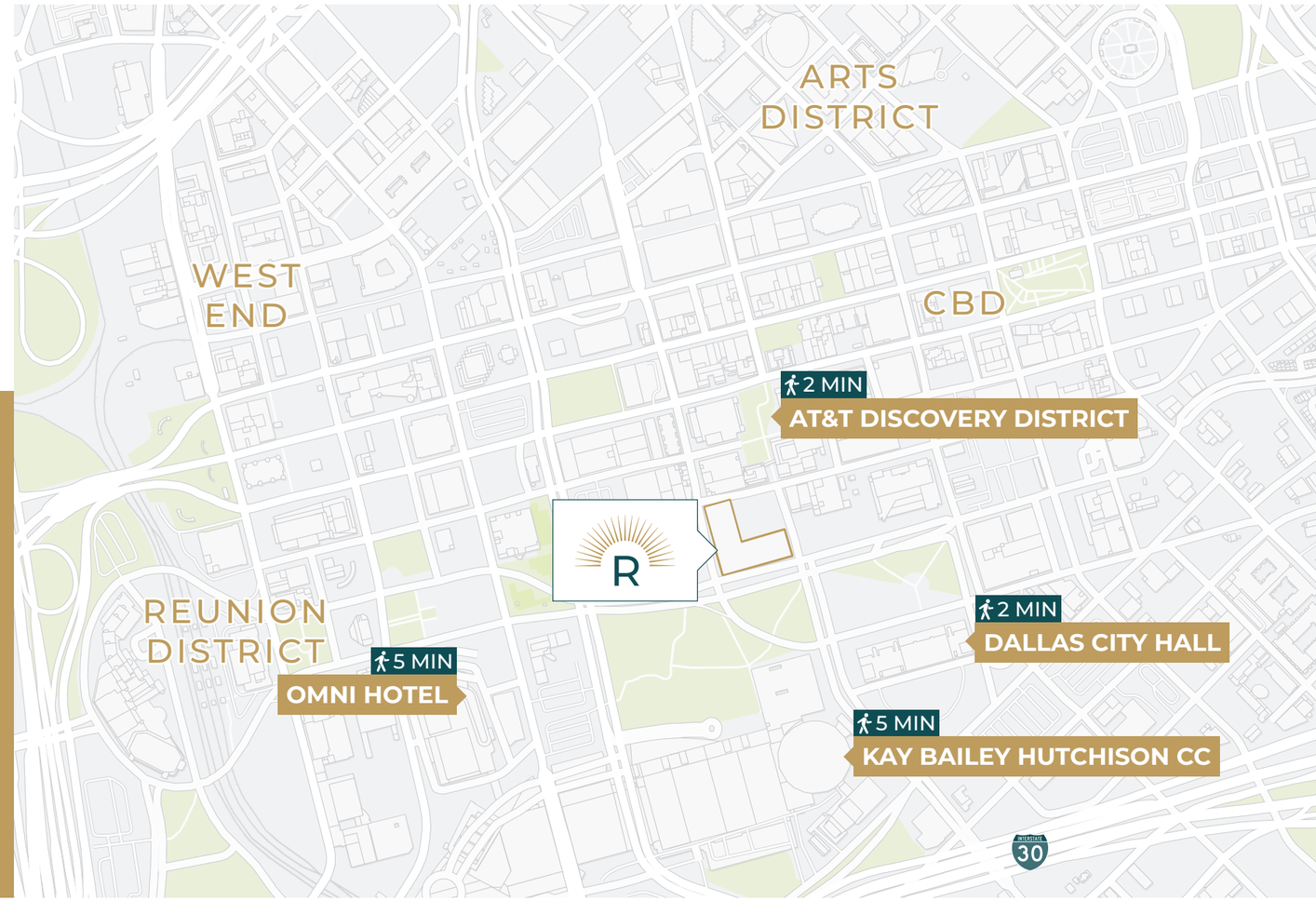
# RADIANCE PLAZA

## ELEVATE YOUR EXPERIENCE

+ Jewel-box atrium grand lobby
+ 1 / 1,000 parking
+ Activated tenant lounge
+ Upscale grab-and-go market
+ State-of-the-art conference center
+ 24-hour security
+ Recently delivered spec suites
+ Renovated common areas

# IN THE HEART OF THE DALLAS CBD

Radiance Plaza stands at the heart of Downtown Dallas, nestled next to the AT&T Discovery District and a short stroll from the Kay Bailey Hutchison Convention Center. With abundant parking and a vibrant array of more than two dozen restaurants and 600 hotel rooms within one block, this location has become one of the city's most lively and energizing neighborhoods.




**NEARBY RESTAURANTS:**

- COWBOY CHOW
- THE EXCHANGE HALL
- SASSETTA
- CHOP HOUSE BURGER
- 400 GRADI
- MENDOCINO FARMS
- SLOANE'S CORNER
- STARBUCKS
- MI COCINA
- LA MADALINE
- POWER HOUSE CAFÉ
- SALSA LIMON
- KUAI ASIAN KITCHEN
- OPEN MARKET COFFEE SHOP
- PLAZA DONUTS
- BROADWAY PIZZA
- FRESHII
- SOCIAL CHICKEN
- ME LATTE CAFÉ
- CORNER BAKERY
- CENTRIC BAR & GRILL
- FREEBIRDS WORLD BURRITO
- LA STELLA CUCINA VERACE
- THE SALTY DONUT
- LA PARADA
- ANDY'S TREAT (FOOD TRUCK)
- ELOISA'S KITCHEN
- SERIOUS SALADS (FOOD TRUCK)
- YUMMY PIZZA (FOOD TRUCK)
- TASTE OF CUBA (FOOD TRUCK)
- THE FRUIT BOWL (FOOD TRUCK)
- DMA CAFÉ
- CAMPISI'S
- PORTA DI ROMA
- THE METROPOLITAN ON MAIN
- WILD SALSA

## UNRIVALED WALKABILITY

$4 BILLION CONVENTION CENTER UPGRADE

- New walkable entertainment district
- Premier dining and entertainment
- Multimodal station for KBHCCD access
- Mixed-use commercial, retail, and residential
- 2.5 million sq. ft. total
- 800,000 sq. ft. exhibit space
- 260,000 sq. ft. breakout space
- 170,000 sq. ft. ballroom space
- Renovated arena and theater
- Spacious entry and lobby

## A NEIGHBORHOOD LIKE NO OTHER

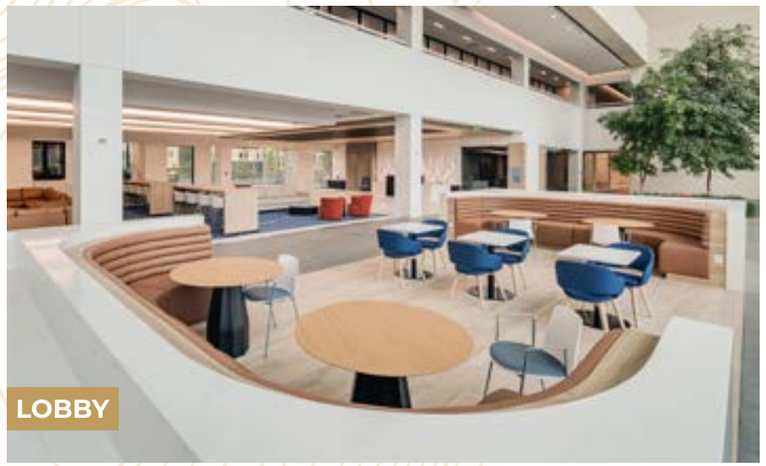
**9,000+**
HOTEL ROOMS

**180+**
RESTAURANTS

**9,000+**
APARTMENT UNITS

# AT&T DISCOVERY DISTRICT IN YOUR BACKYARD

# RENOVATED COMMON AREAS



LOBBY

LOBBY

TENANT LOUNGE

GRAB & GO MARKET

# AVAILABLE SPACE

**Floor 1**
Spec Suite 100 - 4,027 RSF

**Floor 1**
Suite 175 - 5,162 RSF

**Floor 7**
Suite 700 - 54,891 RSF

**Floor 8**
Suite 800 - 26,204 RSF

**Floor 8**
Suite 815 - 4,665 RSF

**Floor 9**
Suite 900 - 26,256 RSF

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