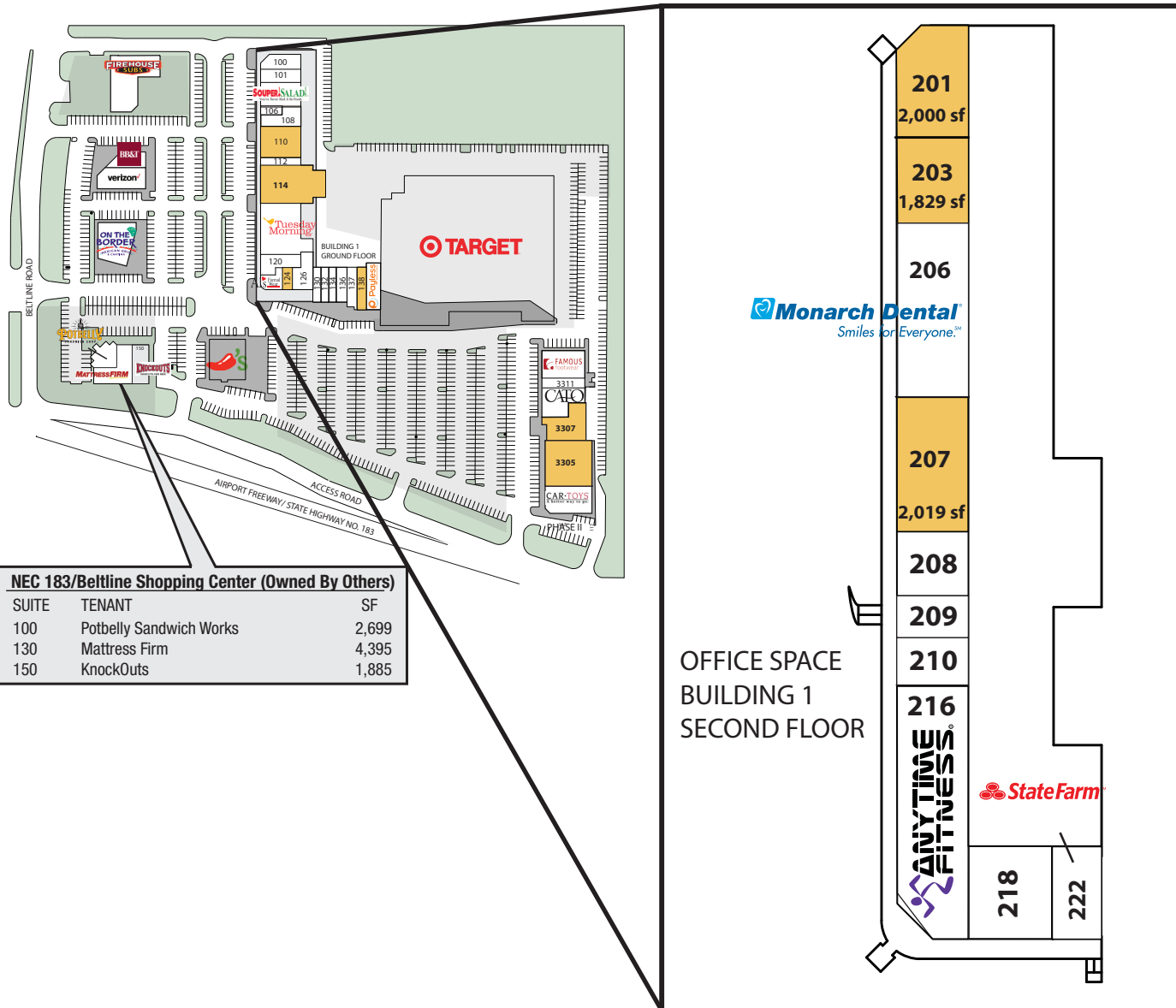


# IRVING TOWNE CENTER

3401 W AIRPORT FRWY, IRVING, TX 75062



Available Space			
Office Tenants - 2nd Floor		Retail Tenants - 1st Floor	
201	2,000 sf	110	3,183
203	1,829 sf	114	9,438 sf
207	2,019 sf	124	706 sf
		138	1,603 sf
		Phase II	
		3305	8,000 sf
		3307	4,636 sf

## Current Tenants

### Office Tenants - 2nd Floor

206	Monarch Dental	3,871 sf
208	The Tax Box	1,600 sf
209	Braiding Salon	750 sf
210	Massage Workz	750 sf
216	Anytime Fitness	4,760 sf
218	Chartwell Staffing Solutions	1,384 sf
222	State Farm Insurance	915 sf

### Retail Tenants - 1st Floor

100	Al's Formal Wear	2,000 sf
101	DFW Spine and Joint Center	2,000 sf
102	Souper Salad	4,351 sf
106	Audibel	765 sf
108	Zermat Int'l	2,310 sf
112	Argentina Bakery	1,875 sf
118	Tuesday Morning	8,796 sf
120	Realife Nutrition	1,911 sf
122	Al's Formal Wear	1,206 sf
126	Yogurt Zone	2,527 sf
130	GameStop	1,170 sf
132	Giovanni's Pizzeria	973 sf
134	Edward Jones	1,103 sf
136	Threading Envy Salon & Spa	1,304 sf
137	Hertz	1,322 sf
140	Payless Shoes #631	2,803 sf
2420	Verizon Wireless	3,571 sf
2420a	BB&T Bank	2,329 sf
2400	On The Border	5,600 sf
3421	Chili's	6,117 sf

### Phase II

3301	Car Toys	6,000 sf
3308	Cato	4,671 sf
3311	Thai Restaurant	1,600 sf
3313	Famous Footwear	4,739 sf
GL	Metrocell/Cell Tower	570 sf

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