



ROYAL GREEN PLAZA

8499 GREENVILLE AVE, DALLAS, TX 75231

AVAILABLE FOR LEASE



DUNHILL
PARTNERS

MELISSA MOORE | LEASING AGENT
972.658.7363 | mmoore@dunhillpartners.com
dunhillpartners.com

HIGHLIGHTS & SITE PLAN

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LOCATION

8499 Greenville Ave, Dallas, TX 75231

AVAILABLE SPACES

Suite 99-101	2,397 SF (Available Soon)
Suite 104.5	769 SF
Suite 206A	1,128 SF

RATES

Call for Details

TRAFFIC GENERATORS



2024 DEMOGRAPHICS



3 MILES 170,750
5 MILES 398,275



3 MILES 224,778
5 MILES 504,969



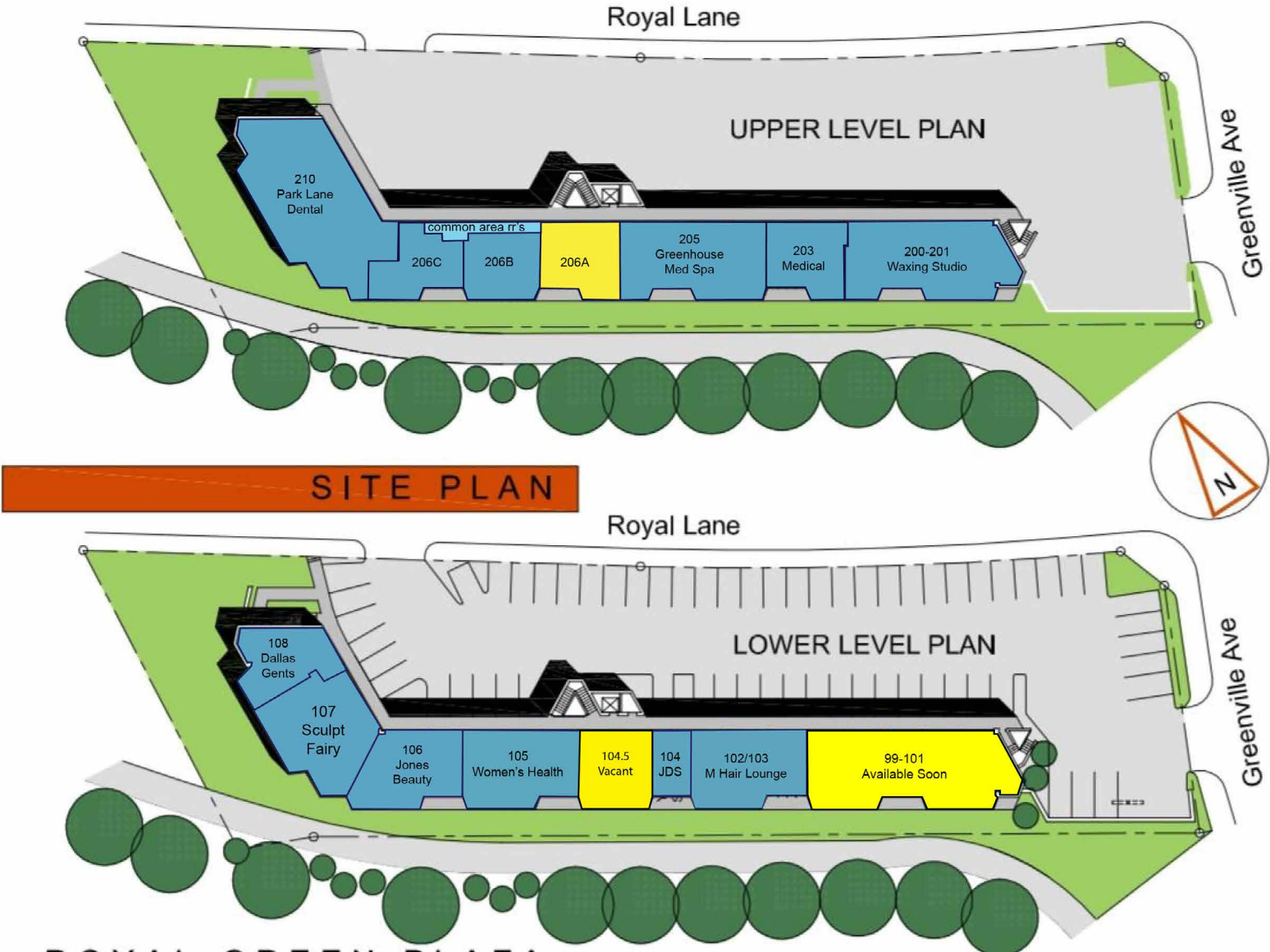
3 MILES 77,870
5 MILES 168,669



3 MILES \$114,595
5 MILES \$138,277

SITE PLAN

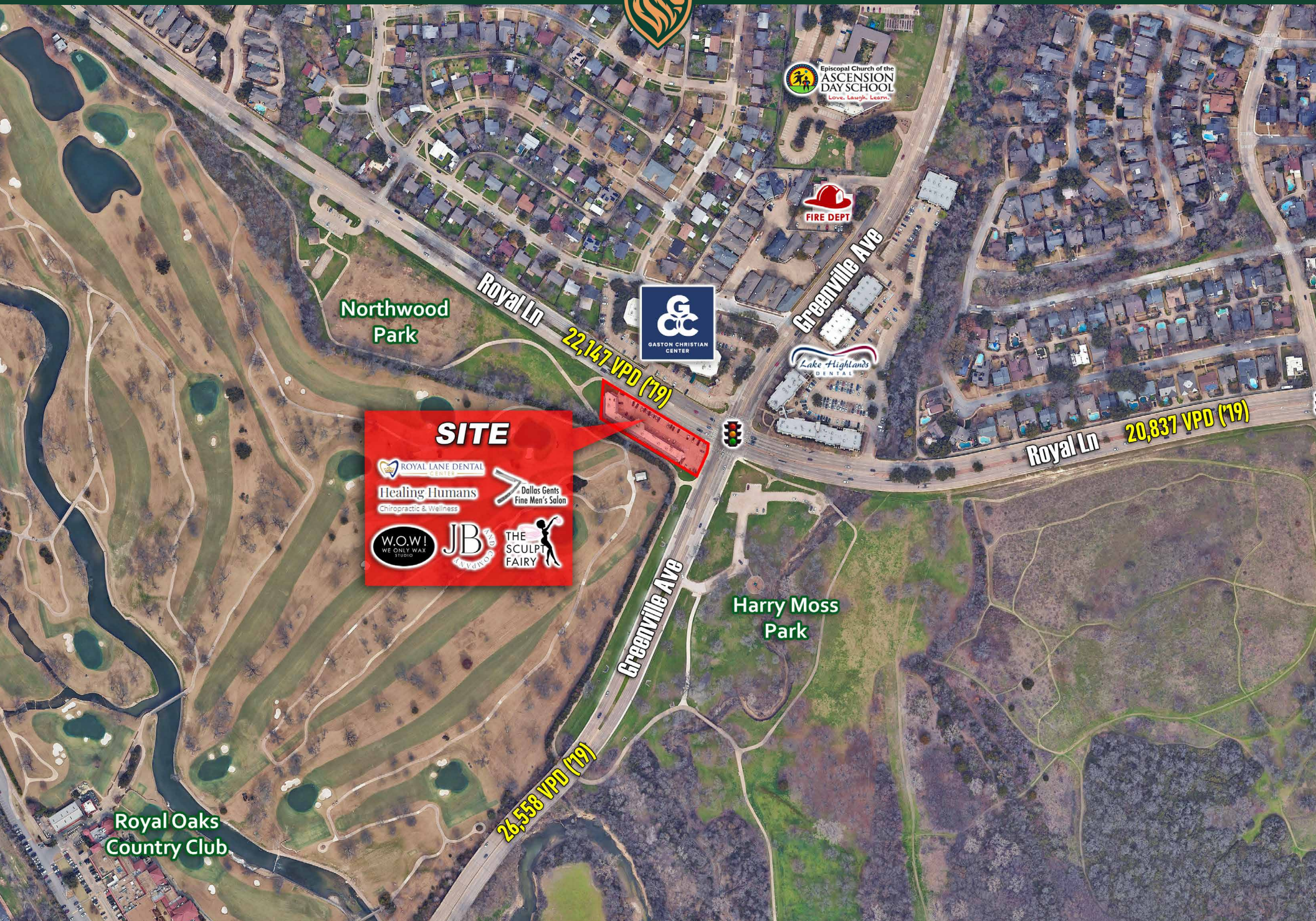
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SITE AERIAL

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Northwood Park

Royal Ln

22,147 VPD ('19)



Royal Ln 20,837 VPD ('19)

Harry Moss Park

Greenville Ave

26,558 VPD ('19)

Royal Oaks Country Club

SITE

ROYAL LANE DENTAL

Healing Humans

WOW! WE ONLY WAX STUDIO

JB

Dallas Gents Fine Men's Salon

THE SCULPT FAIRY

TRADER JOE'S
 MODERN market
 HOME DELIVERY SERVICE
 OAK PARK
 ORANGE THEORY
 fitness
 Misero
 cinco | traco bar
 BLUE
 state yoga & juice
 18|8
 WAXING CITY
 LET'S GO THERE
 L'Espresso
 XTEND
 V-EYE-P
 vision & optometry
 VITALITY BOWLS
 ICRYO
 Elements Press & Lifestyle
 [solidcore]
 tangerine salon
 Pearl Cup Sip
 COFFEE & WINE
 DUGG
 BOUTIQUE
 ENETIAN

A collage of various retail brand logos. At the top center is the 'NORTH PARK' logo with the tagline 'THE ART OF SHOPPING'. Below it, the logos are arranged in a grid-like fashion: Neiman Marcus, Dillard's, and AMC THEATRES in the top row; NORDSTROM, a red star, and macy's in the second row; ARHAUS, EATALY, Apple, and MAGGIANO'S in the third row; WILLIAMS SONOMA, the Nike swoosh, Salvatore Ferragamo, and SEPHORA in the fourth row; and DESIGN WITH REACH, LV, GUCCI, TESLA, and TORY BURCH in the bottom row.

THE SHOPS
AT PARK LANE

GRIMALDI'S
ITALIAN RESTAURANT

DXL

STARBUCKS

NORDSTROM
rack

HomeGoods

Bed Bath & Beyond

ULTA
beauty

OFF FIFTH
SALES OFF FIFTH AVENUE (SOFT)

BOWL
&
BARREL
1992-2000

THE
NORTH
FACE

blammingdales

DSW



SITE