



ATRIUM AT MCDERMOTT

1333 W MCDERMOTT DRIVE | ALLEN, TX 75013

ATRIUM AT MCDERMOTT | OVERVIEW

The Atrium at McDermott is located at the SW quadrant of McDermott and Alma Road. The ±35,000 square foot, two-story building sits on 2.044 acres and offers Class “A” finishes with exceptionally well-managed systems. Extensive landscaping with mature trees provide a great atmosphere in a quality location.

ATRIUM AT MCDERMOTT | HIGHLIGHTS

- New ownership
- Renovated lobby and common area
- On-site executive suites
- (80) Free surface parking spaces; (30) covered parking spaces;
- Parking ratio of 3.14/1,000
- Strategic location with advantageous regional access
- Great access to major thoroughfares approximately 1.76 miles from Interstate 75 (North Central Expwy.) & 4.3 miles from Sam Rayburn Tollway (State Highway 121)
- Superior area demographics
- Exceptional Neighborhood amenities including permanent greenbelt

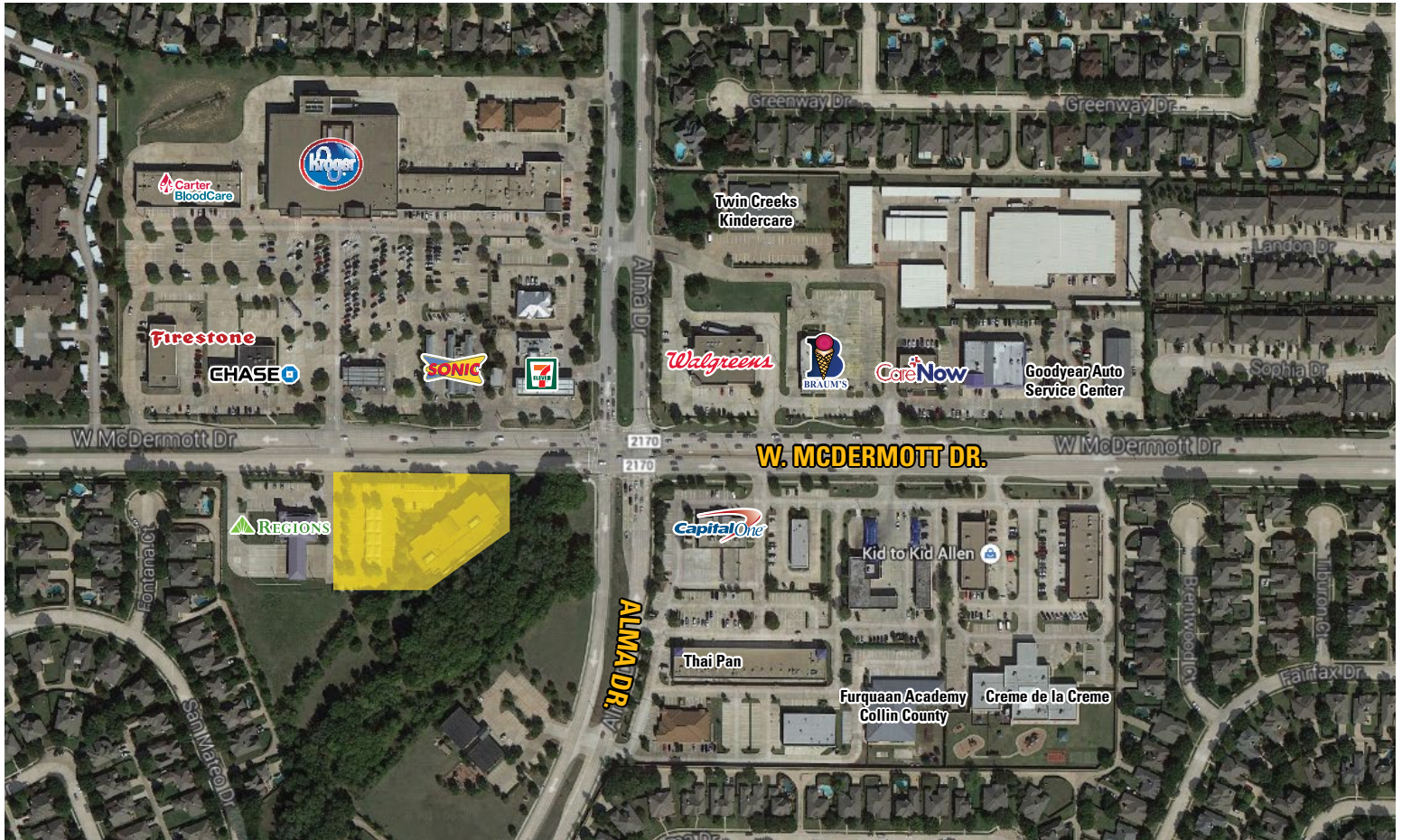
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ATRIUM AT MCDERMOTT | LOCATION OVERVIEW



ATRIUM AT MCDERMOTT | AREA AMENITIES

- Easy access to restaurants, retail and other businesses
- Great corner exposure located just west of Interstate 75 at Alma Road with Highway 121 just to the north where nearly 30,000 vehicles pass each day
- Superb positioning near The Golf Club at Twin Creeks

