

Prologis Atlantic Station | North Dallas



1 MSF of Innovative Space
in the Heart of Dallas

CBRE

 **PROLOGIS®**



Access to Prologis Essentials platform



Triple Freeport exemption



Close proximity to five major freeways



~24 minutes to DFW International Airport



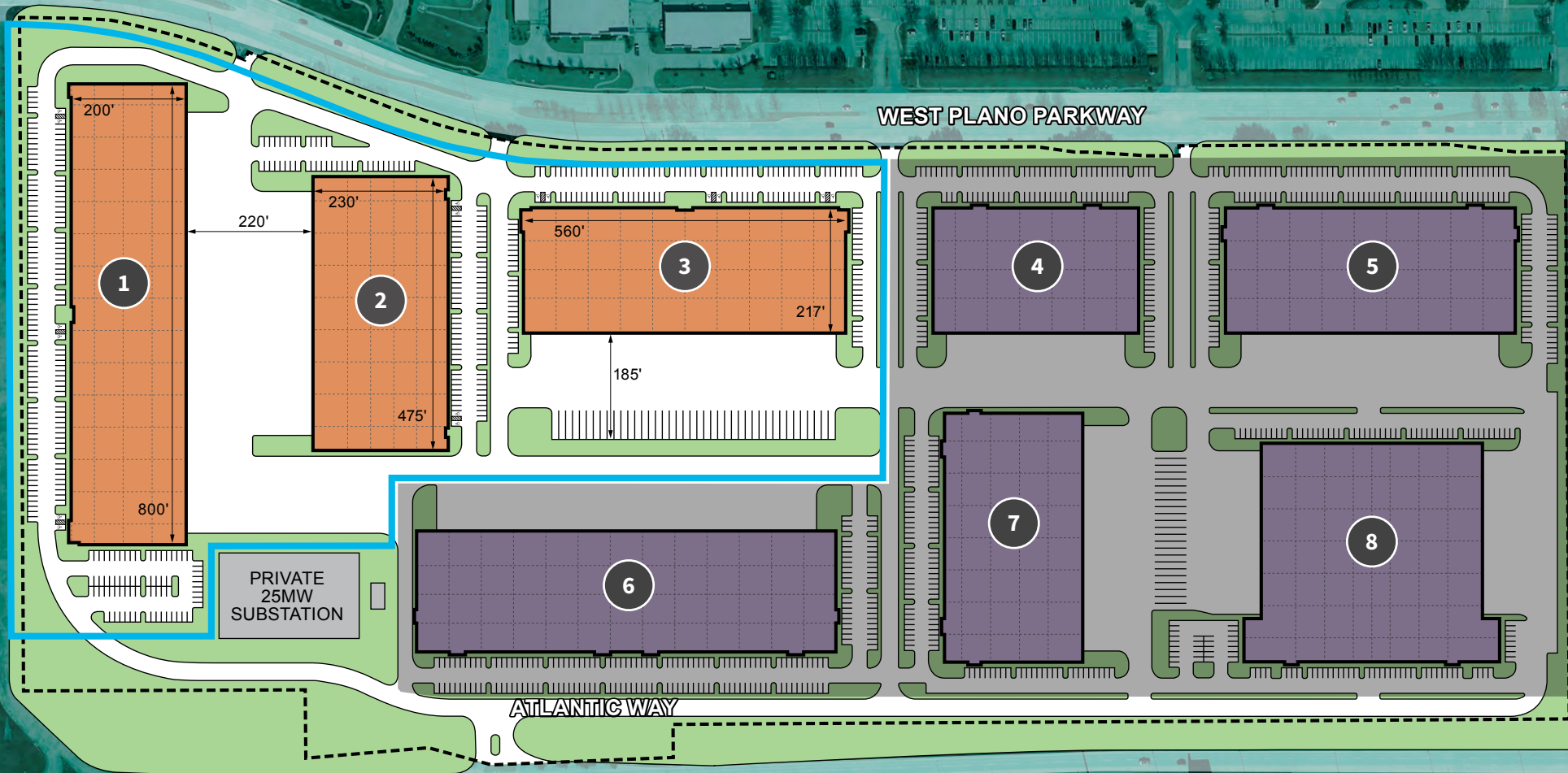
Proximity to large labor workforce

Master-Planned Redevelopment in North Dallas




Prologis Atlantic Station is an eight building, LEED-certified, master-planned park centrally located in Plano, Texas. The high-profile site provides easy access to five of the eight top thoroughfares in Dallas-Fort Worth: Highway 75, President George Bush Turnpike, North Texas Tollway, 121 and I-635.

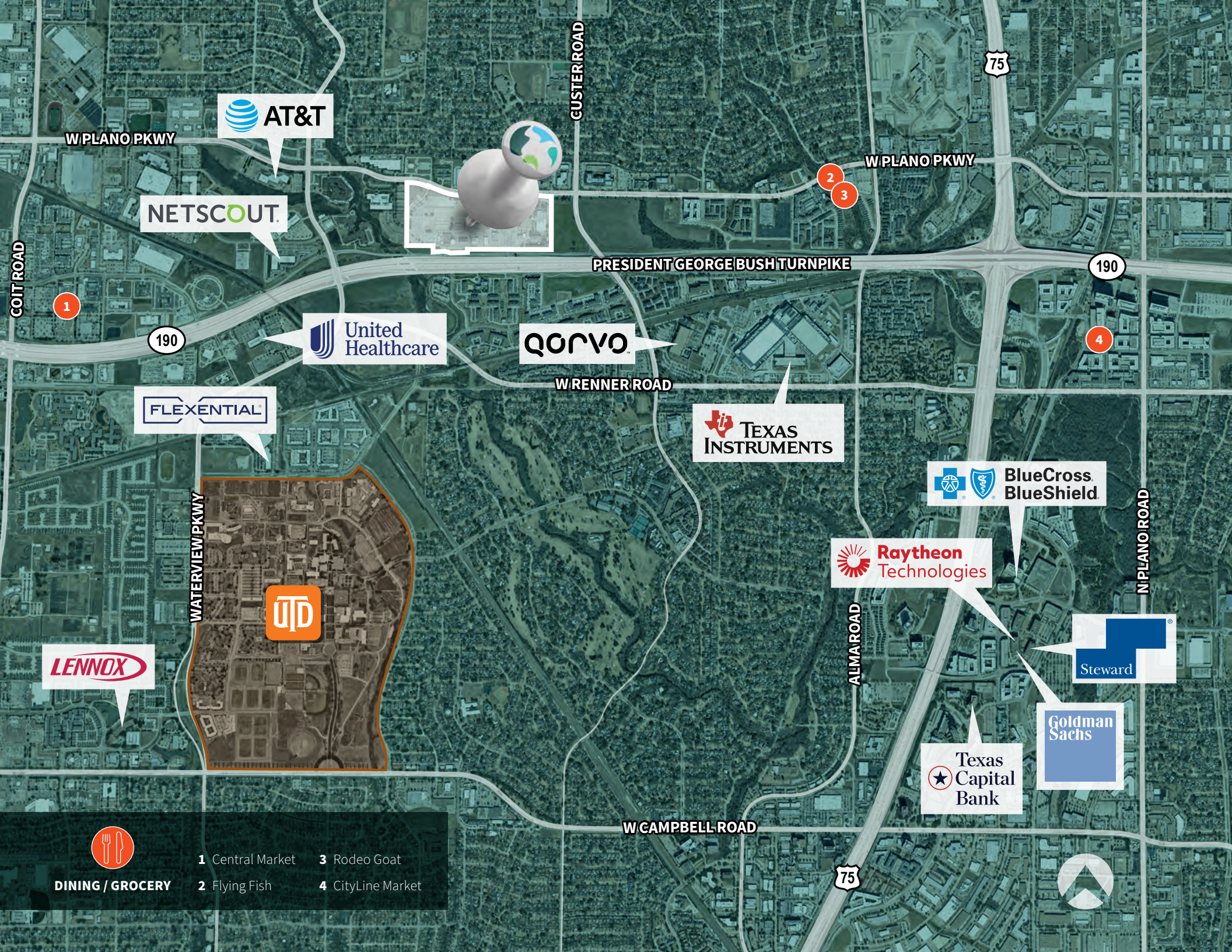




2300 West Plano Parkway, Plano, TX 75075

BUILDING #	SQUARE FEET
Building 1	160,494 SF
Building 2	109,609 SF
Building 3	122,097 SF


 Under Construction
 Proposed
 Non-Prologis Building



COIT ROAD

CUSTER ROAD

W PLANO PKWY

W PLANO PKWY

PRESIDENT GEORGE BUSH TURNPIKE

W RENNER ROAD

ALMA ROAD

N PLANO ROAD

W CAMPBELL ROAD

1

2

3

190

4

190

75

75



DINING / GROCERY

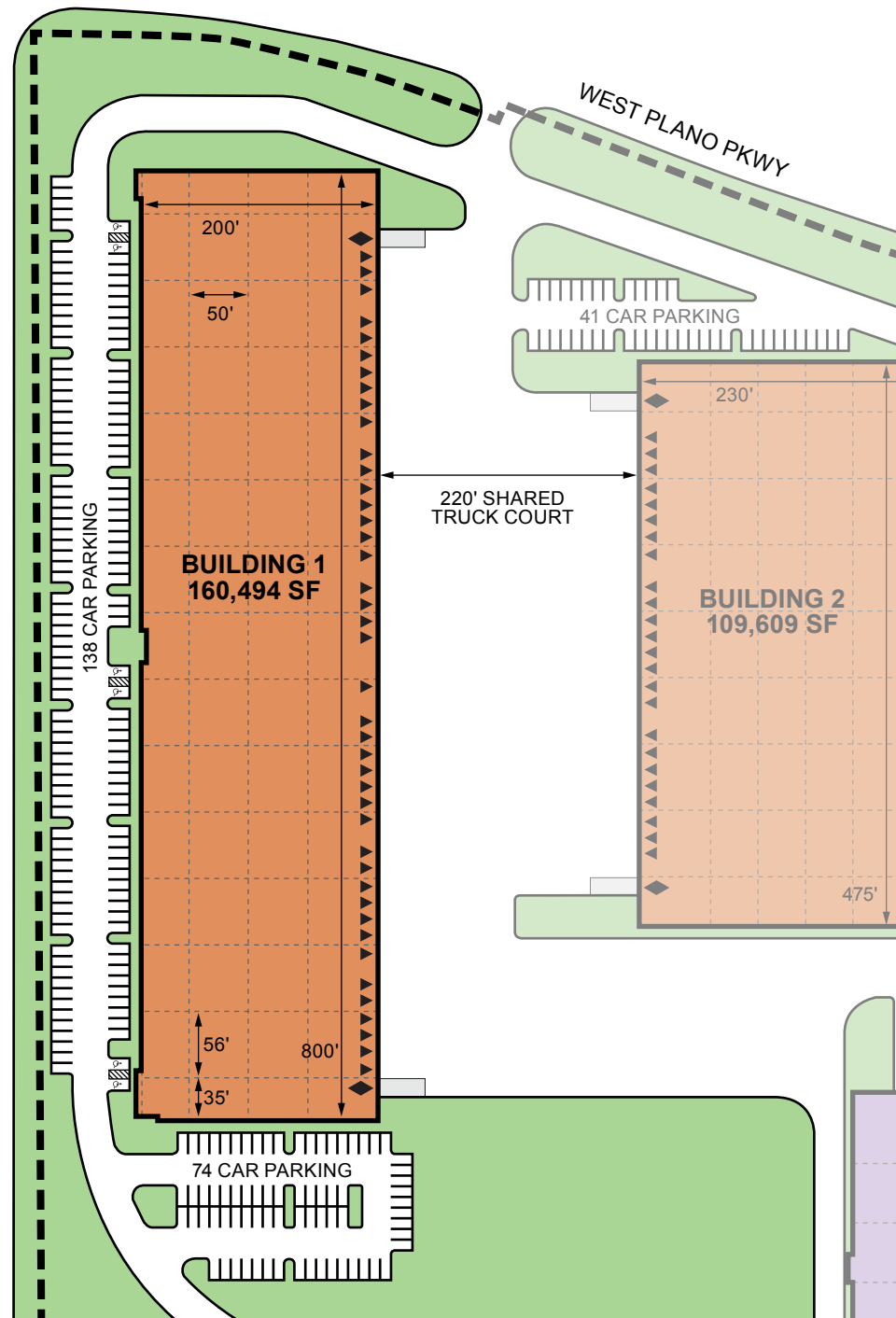
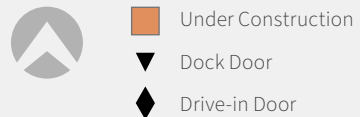
- 1 Central Market
- 2 Flying Fish
- 3 Rodeo Goat
- 4 CityLine Market



Building 1

FACILITY SPECS

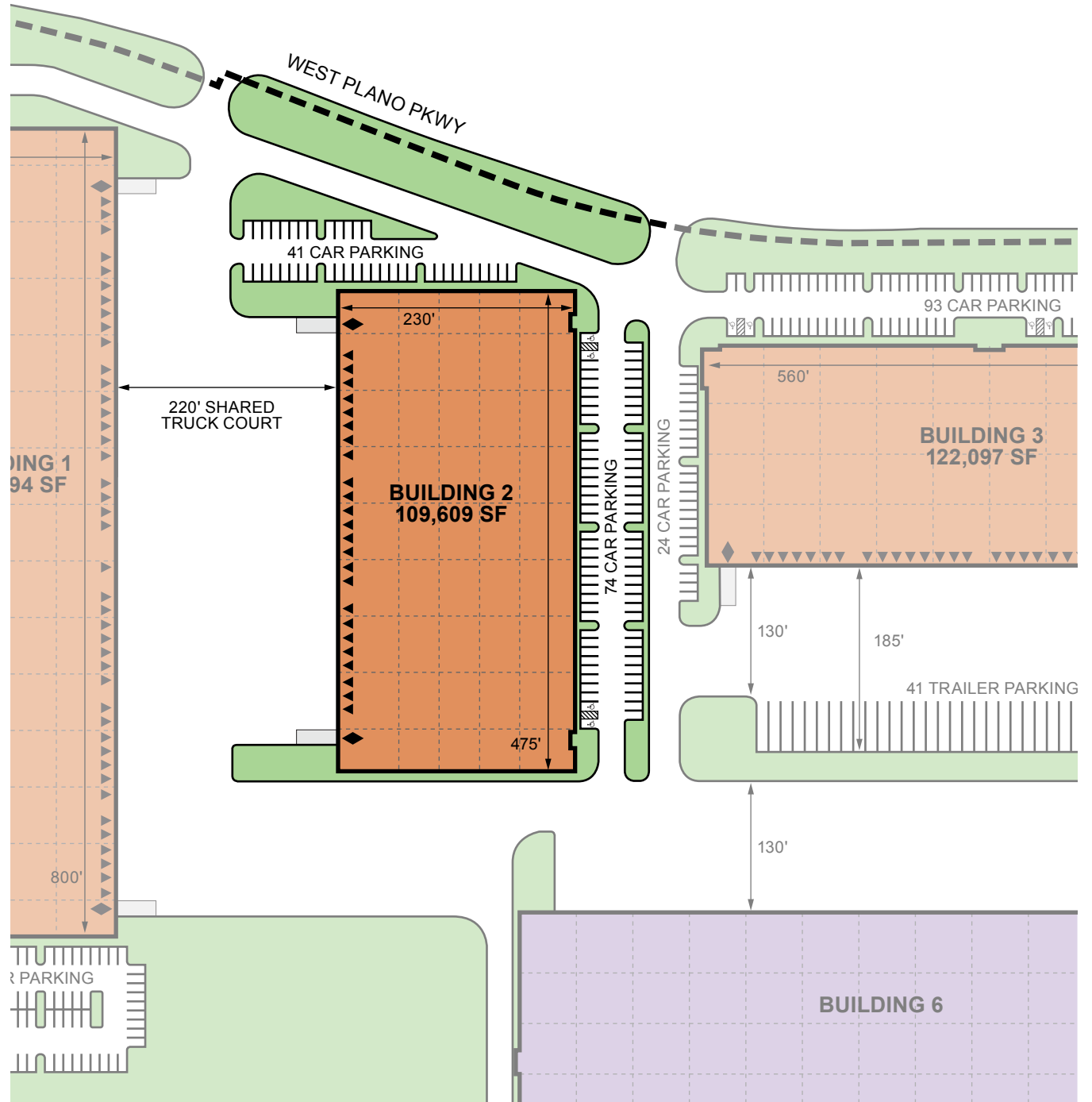
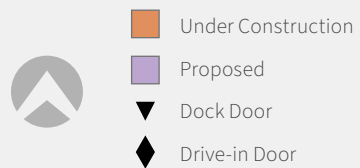
- 160,494 SF available
- Build-to-suit office
- 36' clear height
- 42 (9' x 10') dock doors
- 2 (12' x 14') drive-in doors
- ESFR sprinklers
- 212 car parking spaces
- 50' x 56' column spacing
- 60' speed bay
- 220' shared truck court



Building 2

FACILITY SPECS

- 109,609 SF available
- Build-to-suit office
- 36' clear height
- 24 (9' x 10') dock doors
- 2 (12' x 14') drive-in doors
- ESRF sprinklers
- 115 car parking spaces
- 50' x 56' column spacing
- 60' speed bay
- 220' shared truck court



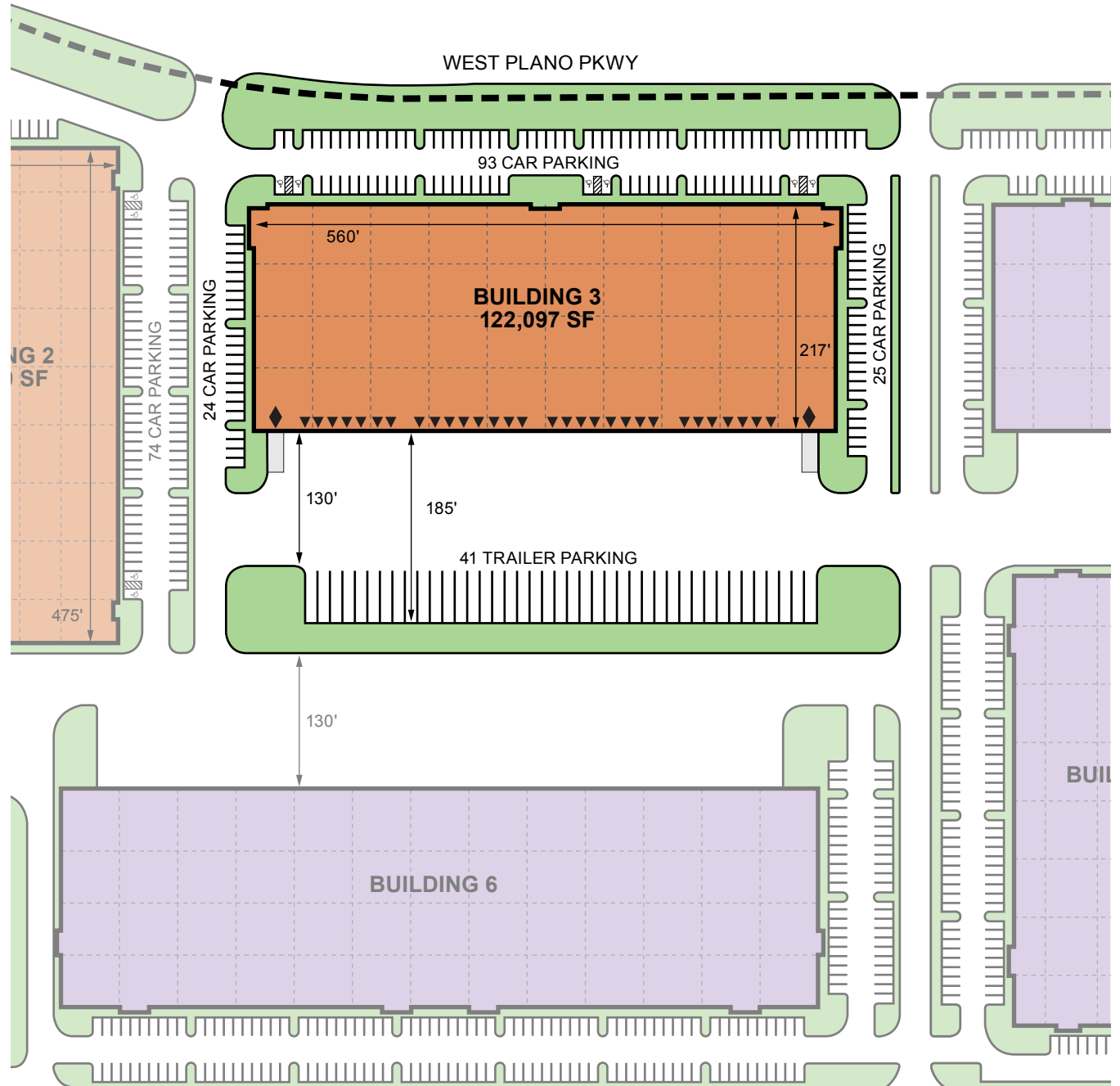
Building 3

FACILITY SPECS

- 122,097 SF available
- Build-to-suit office
- 36' clear height
- 30 (9' x 10') dock doors
- 2 (12' x 14') drive-in doors
- ESFR sprinklers
- 142 car parking spaces
- 41 trailer parking spaces
- 50' x 56' column spacing
- 60' speed bay
- 130' truck court



- Under Construction
- Proposed
- Dock Door
- Drive-in Door



Built on the Prologis foundation of global logistics real estate, the Essentials platform delivers the next generation of solutions to address some of the most critical challenges fulfillment centers face today, building into your business the resilience you need to innovate, grow, and thrive.

To learn more, contact essentials@prologis.com.

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prologis.com/essentials

Prologis Essentials

The Essentials Platform



OPERATIONS

Centered at the core of successful fulfillment—from move-in services to forklifts and racking systems—Prologis has you covered.

Products

- Forklifts and Aerial Equipment
- Racking and Mezzanines
- Conveyors and Pick Modules
- Generators
- Fans and Cooling Systems
- Office Furniture and Design
- Dock Doors and Levelers

Services

- Moving & Relocation
- Liquidation
- Rack Buy-Back



MOBILITY

Reducing transportation costs and improving last-mile delivery with autonomous yard trucks, routing solutions, and fleet management services are all critical essentials for your transportation needs.

- EV Charging
- Fleet Electrification
- Autonomous Yard Trucks
- Freight Marketplace
- Last Mile Routing
- Fleet Management



ENERGY + SUSTAINABILITY

Improving energy efficiency in logistics, 80% of our customers' electricity needs are typically provided by the renewable energy from Prologis SolarSmart installations, while rooftop solar and LED lighting are purpose-built to deliver a carbon-neutral facility.

- SolarSmart
- Energy Storage / Resale
- Smart Metering
- Energy and Carbon Management
- Carbon Credits / Offsetting
- Renewable Energy Credits
- Power Purchase Agreements
- Smart Lighting
- LED Retrofits
- Energy Efficiency Retrofits
- Innovation in Sustainable Logistics



WORKFORCE

Training the future logistics workforce, upskilling current talent, and keeping workers safe and productive—Prologis is committed to helping build a talent pipeline.

- Robotics and Automation
- Prologis CWI
- Training & Certification
- Productivity & Safety Wearables
- Talent Hiring & Retention Platform



Community Workforce Initiative

The Prologis Community Workforce Initiative launched in 2018 and currently operates in several US markets, as well as in the UK and Mexico. We continue to serve our logistics real estate customers in solving their biggest pain point—hiring and retaining qualified workers in the communities where they do business.

Prologis has collaborated with local community colleges and workforce organizations to train workers in the core skills of logistics through an online learning portal. To date, we have a ready talent pool and are connecting them with Prologis customers as a free benefit to you.

- Source-trained logistics candidates in 15 major US markets
- Market your job postings and see the best matches
- No costs associated with Prologis customers



13,000

People trained in logistics through our Community Workforce Initiative since 2018.

Dallas / Fort Worth Focus

Prologis has partnered with Workforce Solutions Greater Dallas and has committed \$300,000 to workforce programming in the community to fuel the pipeline of talent. We are working with our customers and the public sector to drive innovation.



\$300K

Committed to workforce programming



580

Individual participants



777

Placed into logistics jobs



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Prologis is the world's largest owner, operator, and developer of logistics real estate with approximately 1.2 billion square feet owned and under management in 19 countries on four continents. We lease modern logistics facilities to a diverse base of approximately 6,700 customers principally across two major categories: business-to-business and retail/online fulfillment.

Data as of December 31, 2023, for assets the company owned or had investments in, on a wholly owned basis or through co-investment ventures, properties and development projects.

