

3680 SH 121

3680 State Highway 121
Suite 300
Plano, TX 75025

2nd Generation Restaurant – Available for Lease



Daniel Shin

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United Shinryu Brokerage LLC

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Property Highlights

- Highly visible location along State Highway 121 in Plano, TX
- Second-generation restaurant space with existing restaurant build-out
- Functional kitchen, dining area, and restrooms
- Excellent accessibility via State Highway 121 and the Dallas North Tollway
- Conveniently located near North Plano, Frisco, and surrounding DFW communities
- Situated within an established commercial and retail corridor
- Well suited for a variety of restaurant and food-service concepts



Property Summary

- **Property Type:** Retail Freestanding / 2nd Generation Restaurant
- **Building Size:** 9000 SF
- **GLA:** 3750 SF
- **Year Built:** 2016
- **Tenancy:** Multi
- **Lot Size:** 1 AC
- **Parking:** 45 spaces (6.42/1,000 SF)

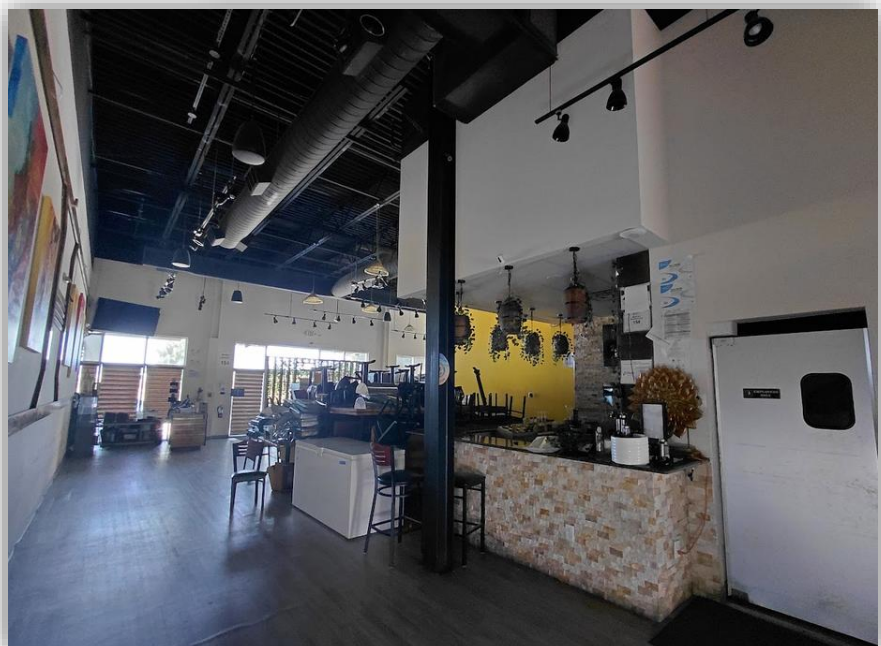
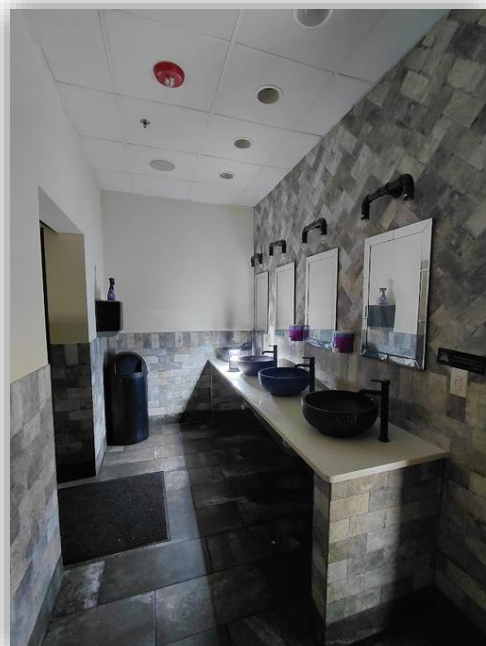
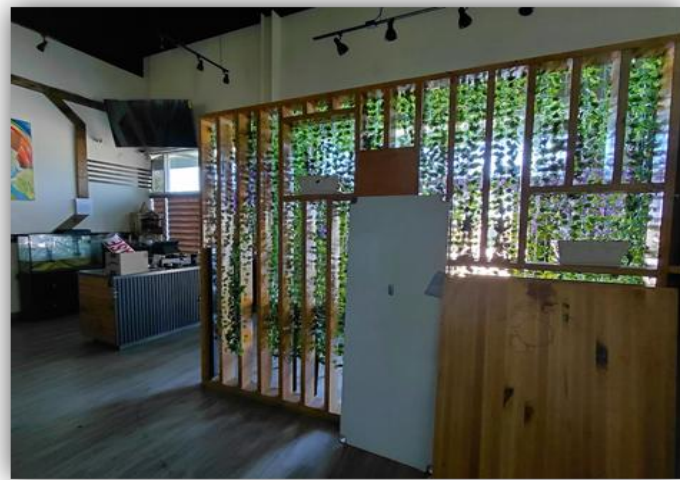
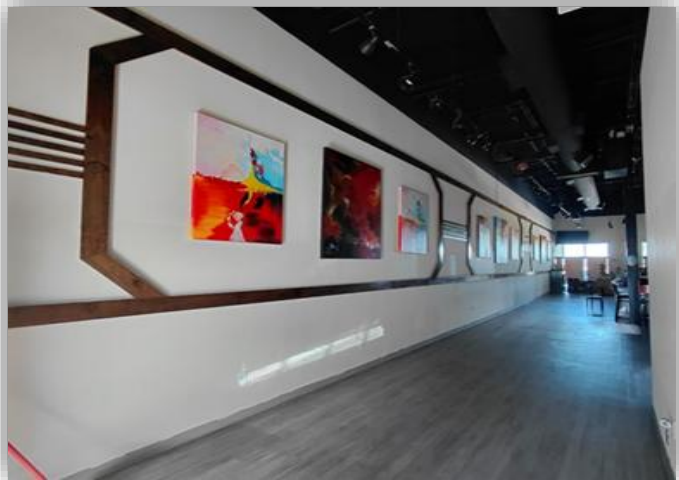
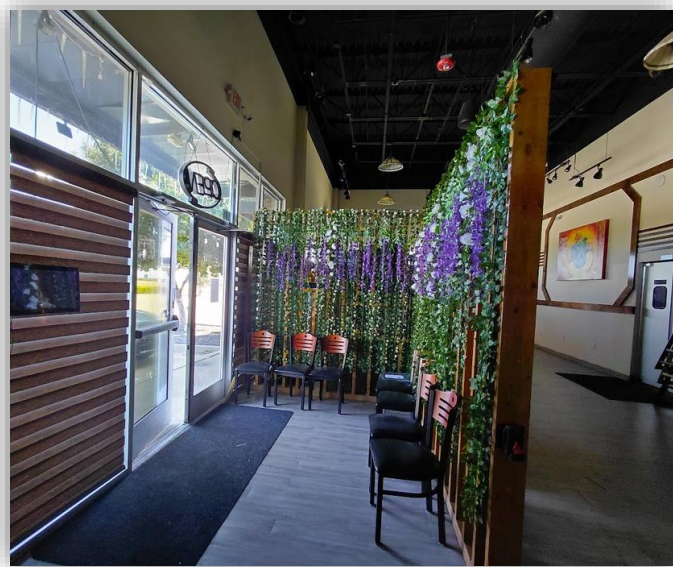


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Suite 300 – 3750 SF

- **Lease Rate:** Available Upon Request
- **Lease Type:** NNN
- **Annual Escalation:** 4%
- **Lease Term:** Negotiable



FOR MORE INFORMATION
PLEASE CONTACT:

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