



F I E L D S
W E S T

CBRE



From the creators
of Legacy West comes
North Texas's next-level
mixed-use Destination : Fields West



Office in the Heart of Fields West

Fields West: A 55-acre mixed-use marvel. Dive into upscale dining, premium retail, and buzzworthy attractions. With multiple office space options on the second and third floors above retail, which provide elevated views and access to endless walkable options, right in the heart of the action.

FIELDS WEST HIGHLIGHTS



350,000 SF

Total Office Space



360,000 SF

Retail and Dining



1,150 Units

Urban Multifamily
Residences



1 Hotel

Marriott Branded
Property



OFFICE AVAILABILITIES

Engaging Office

Retail, residential and entertainment blend seamlessly with the office component, offering exciting views and endless amenities just outside your office door.

Building and Floor		Suite	Office Space
A	Second Floor	A200	33,343 RSF
	Third Floor	A300	15,800 RSF
B	Second Floor	B200	18,151 RSF
C	Second Floor	C200	16,670 RSF
	Third Floor	C300	17,118 RSF
F	Second Floor	F200	27,807 RSF
	Third Floor	F300	28,152 RSF
G	Second Floor	G200	20,369 RSF
	Third Floor	G300	20,630 RSF
K	Second Floor	K200	18,077 RSF
	Third Floor	K300	18,014 RSF
L	Second Floor	L200	22,609 RSF
	Third Floor	L300	22,609 RSF
	Fourth Floor	L400	21,681 RSF



WALKABLE AMENITIES

Retail and Dining

Fields West will be home to dozens of new and engaging retail experiences, with both nationally recognized brand and local artisan restaurateurs and merchants.

37 RETAILERS ANNOUNCED, INCLUDING:

MASTRO'S
STEAKHOUSE

SHAKE SHACK

CLAREMONT
NEIGHBORHOOD GRILL

Beverley's
BISTRO & BAR

MEXICAN SUGAR
COCINA Y CANTINA

Tommy Bahama

SIXTY VINES

sweetgreen

OMEGA

GREEN POINT
SEAFOOD & OYSTER BAR

POTTERY BARN

WILLIAMS-SONOMA

Mizzen+Main

Kaia Land

NORTH
ITALIA

TRAVIS MATHEW

COFFEE, BAKERY, KITCHEN

Crate&Barrel

DWR

CULINARY DROPOUT

FACE FOUNDRIE

gorjana





FIELDS DEVELOPMENT

A City Within A City

Fields West lies in the center of Fields, a 2,545 acre development in Frisco, an upscale city bursting with culture, nightlife, fashion, parks and nature, music festivals, sporting events and much more.

FIELDS STATS

- Up to 11 million sq. ft. of corporate office space
- 1,000,000 sq. ft. in retail, restaurant, and entertainment space
- 5,000 entitled single family residences (2,050 under construction)
- 8,500 entitled urban living residences (608 under construction)
- 1,000 student residences

AMENITIES

- Home to Universal Studios opening in 2026
- PGA of America's HQ and two 18 championship golf courses (hosting PGA Championship 2027, 2034)
- 550 room Omni Resort with 120,000 SF of meeting space.
- 6 planned Marriott-branded hotels
- 25 miles of biking and hiking trails
- 250 acres of open space parks



Premium Access

to the Dallas North Tollway, US-380, and major roadways

Fields West is conveniently located with direct access to the Dallas North Tollway, Legacy Drive, and connectivity to the wider metroplex.

US 380: <5 MINUTES

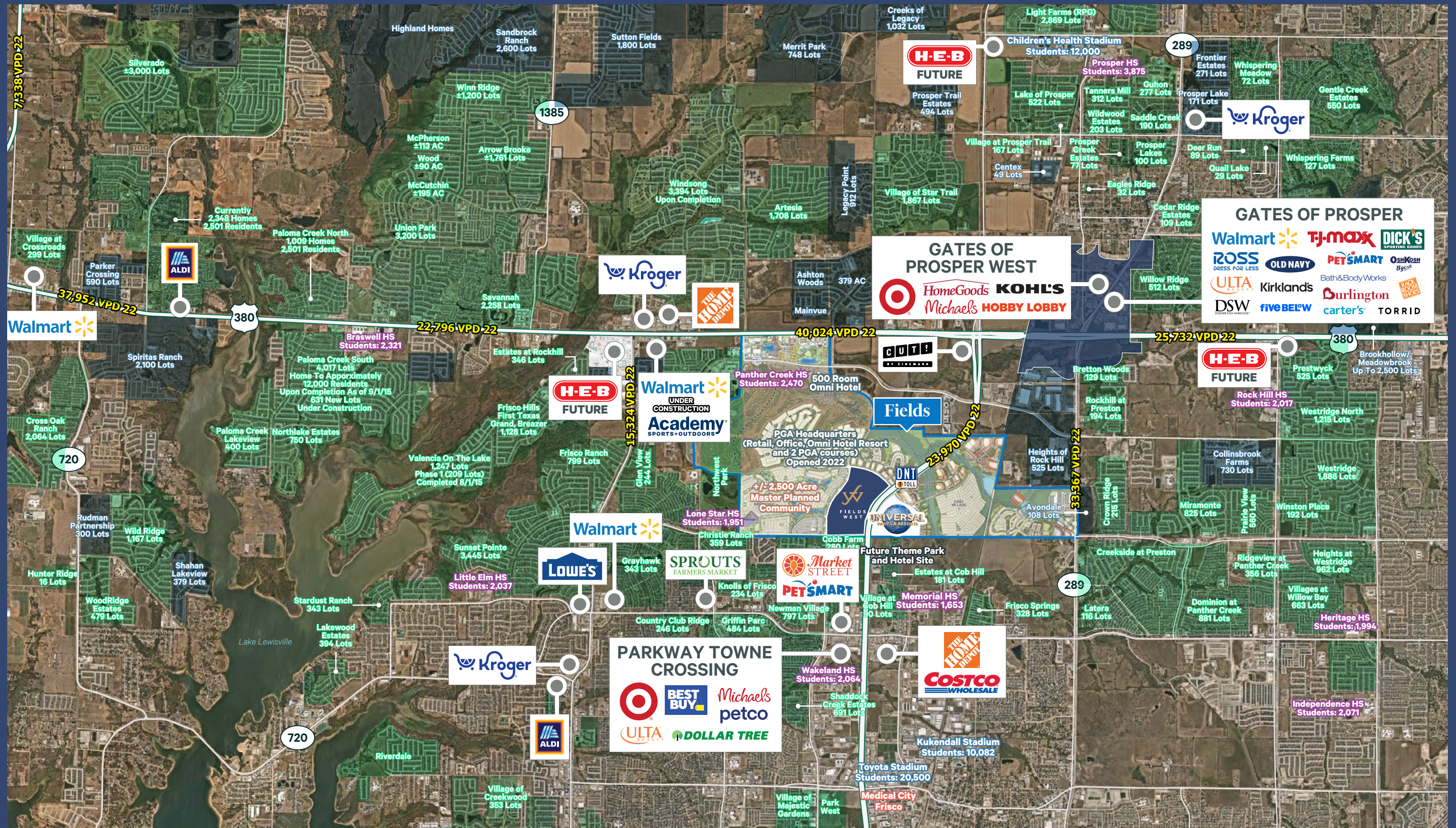
SAM RAYBURN TOLLWAY: 10 MINUTES

DFW AIRPORT: 25 MINUTES

..... Direct Tollway Access - - - - - New Roads

The City of Frisco is investing **\$201 million** to expand the road network within and around Fields

Surrounding Retail and Housing



Leading the Northward Expansion

FRISCO SNAPSHOT

3rd and 4th

Fastest growing counties in US (Collin and Denton Counties)

67%

Hold a Bachelors degree or higher

Voted #2

Safest city in the nation (2025)

Voted #1

Best Places to Live for Families in Texas, #13 in the U.S. (2024)

\$654,514

median single-family home value (2025)

Voted #3

Fastest Growing City in the nation (2024)

DEMOGRAPHICS WITHIN 15 MILES

37

Median Age of Residents

1,822,155

2024 est. population

\$116,384

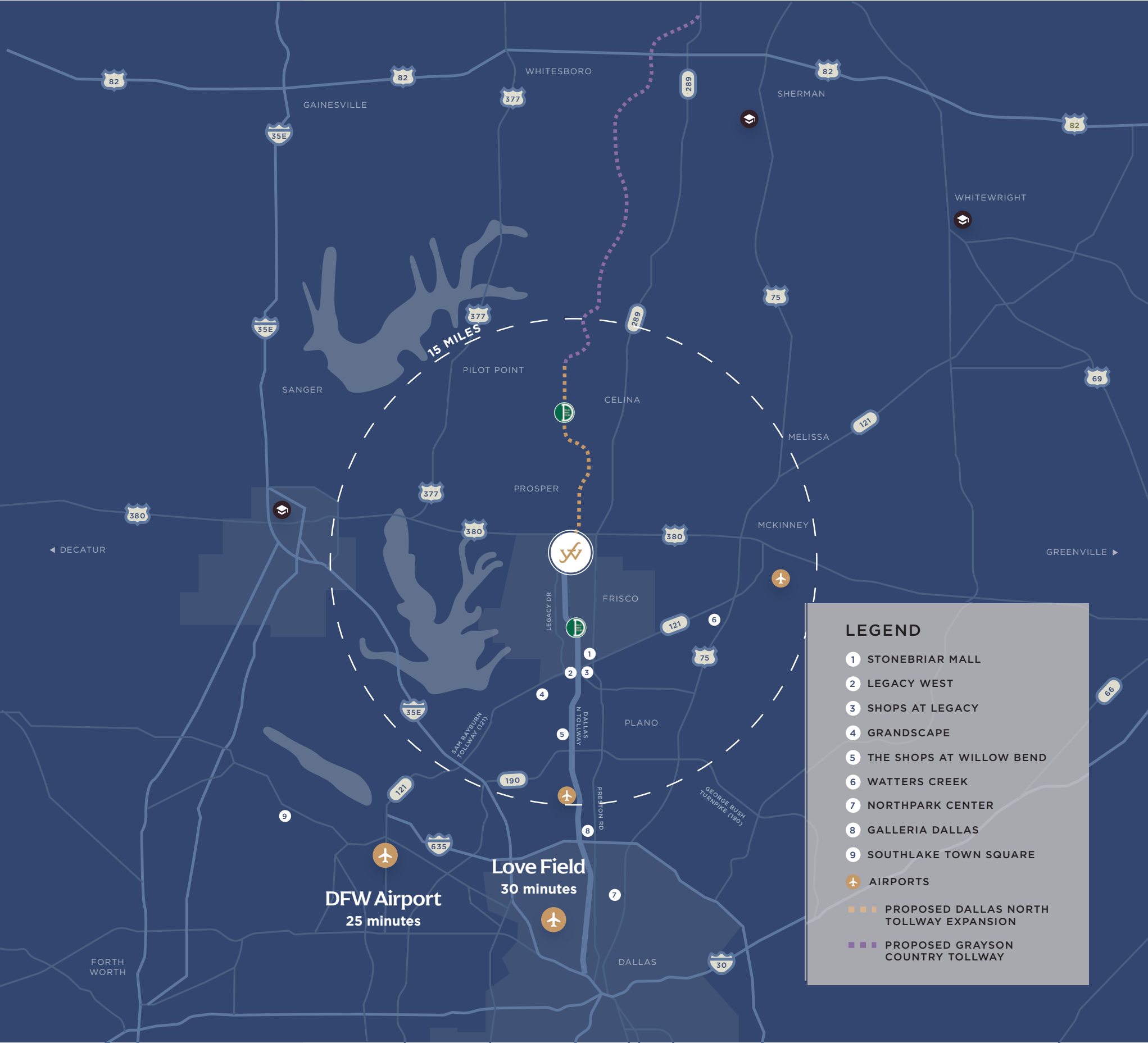
Median Household Income

1,988,032

2029 est. Population

FRISCO INCENTIVES

Frisco has aggressively created a business-friendly environment, attracting today's business leaders through favorable incentives and tax structures. To learn more, visit the [Frisco Economic Development Council's website.](#)



EXPERIENCED LOCAL DEVELOPERS

THE KARAHAN COMPANIES

Hunt
REALTY INVESTMENTS

CAPITAL PARTNERS

CHIEF
PARTNERS



Hunt
REALTY INVESTMENTS

THE KARAHAN COMPANIES





**F I E L D S
W E S T**

OFFICE LEASING

Julee Amparo

+1 214 979 6121

julee.amparo@cbre.com

David Reed

+1 214 460 8465

david.reed@cbre.com

Trey Smith

+1 214 979 5651

trey.smith@cbre.com

fieldswest.com

fieldsfrisco.com