

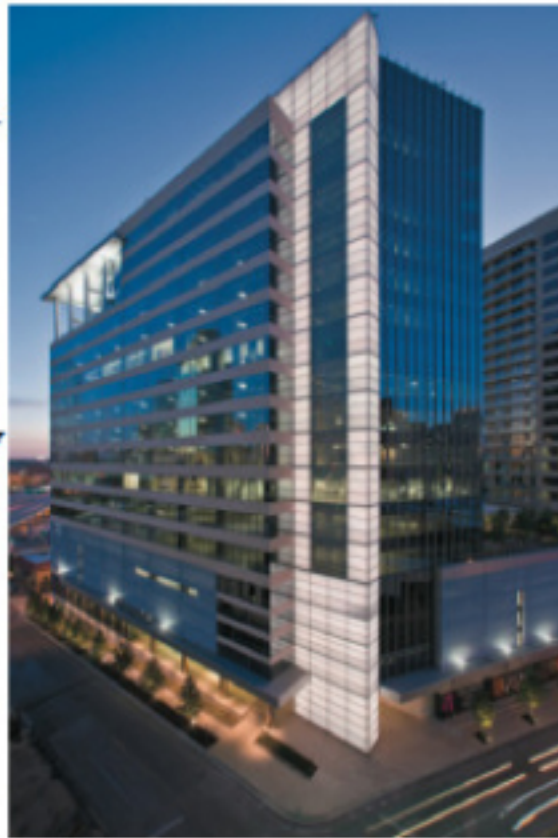
Granite Inks Uptown Deals with Regions Bank, Clarion Partners

OFFICE UPTOWN

By CHRISTINE PEREZ | April 19th, 2013 8:28am

17Seventeen McKinney in Uptown is nearly full. Two new deals—a 70,970-square-foot lease from Regions Bank and a 25,342-square-foot lease from Clarion Partners—take it to 95 percent occupied.

The 19-story tower off Woodall Rodgers Freeway was developed in 2010 by Granite Properties. Along with 361,524 square feet of office space space, it includes a separate multifamily tower owned by Gables Residential, and Stampede 66, a ground-floor restaurant run by Stephan Pyles.



17Seventeen McKinney in Uptown

Regions Bank, which is based in Birmingham, Ala., will shift its Texas headquarters to Uptown in early 2014 from space it currently occupies along Mockingbird Lane. Its new digs will include two floors of office space and a retail bank with drive-thru lanes.

Area President Marc Angle said the relocation is “a result of the tremendous growth we’ve experienced in Texas over the past five years.”

The bank was represented by Jerry Cobb Jr. and Christine Mickey with CBRE in Dallas, and Scott Willenbrock with CBRE in Birmingham. Mickey said Uptown’s live-work-play environment and access to amenities like American Airlines Center, the Perot Museum of Nature and Science, and Klyde Warren Park, were factors in the decision.

Clarion Partners, meanwhile, will take occupancy of 19th floor of 17Seventeen McKinney this September. The company was represented by Phil Puckett and Bailey Anderson, also of CBRE.

Robert Jimenez and Jim Kirchhoff represented Granite in both transactions.