

# Downtown Dallas



DOWNTOWN  
DALLAS INC

## Downtown Dallas State of the Market

July 2025

**Downtown Dallas, Inc. (DDI) is the  
principal advocate, champion, and  
steward of Downtown.**

**Founded in 1958 as the Central Dallas Association,  
we are a private 501c6 nonprofit.**



**15k**  
Residents

**51**  
Residential  
Properties

**140**  
Commercial Office  
Buildings

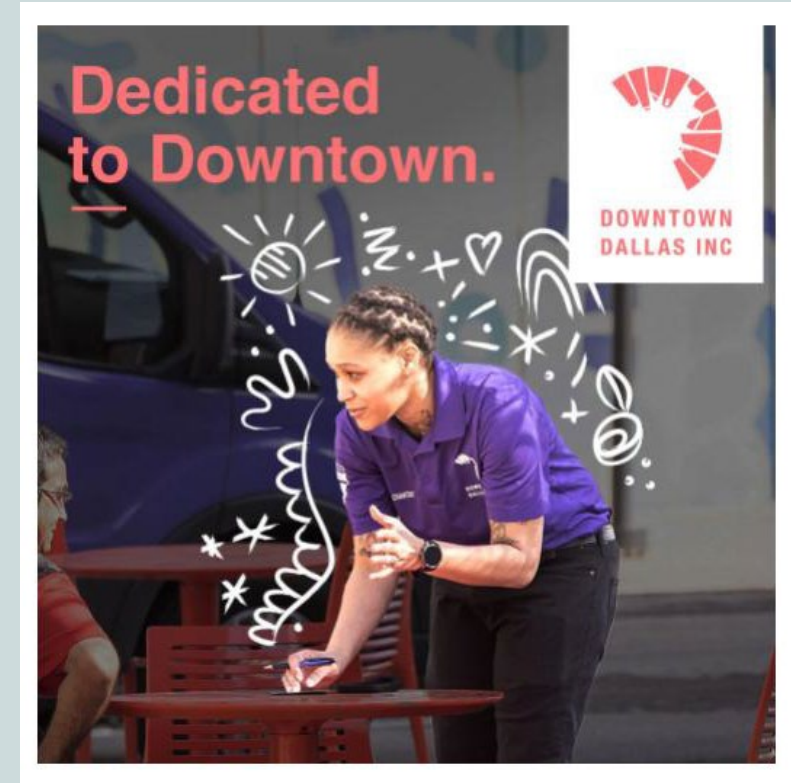
**30**  
Hotels

# Downtown Dallas, Inc.

The Downtown Improvement District (DID), is DDI's primary source of funding.

Property owners inside the freeway loop pay an annual assessment for enhanced security, clean, and homeless outreach services, as well as parks operations and programming, and Downtown marketing and business recruitment.

Our remaining funding comes from membership dues, annual fundraisers, and sponsorship programs.



# Downtown by the Numbers

**\$6 billion** active development

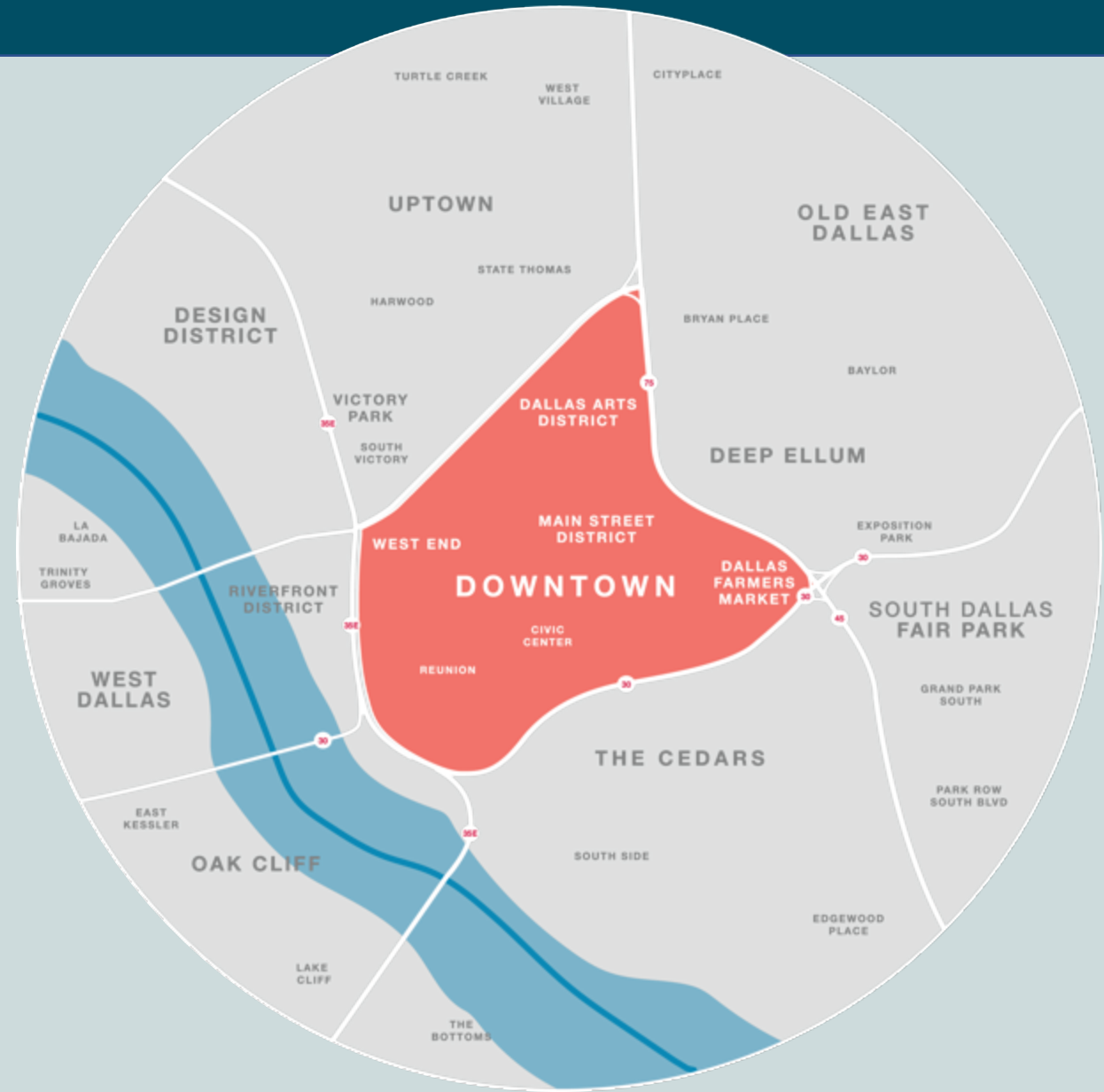
**15,000** Residents

**50** Residential Properties

**140** Office Buildings

**34M Sq Ft** Office Space

**30** Hotels







# Unveiling the Market:

Key insights into the  
Downtown commercial real  
estate market



Office

# Commercial Office

DFW enjoyed a decrease in class A vacancy for the third straight quarter.

With only 2.8 M sf of new product under construction across the metroplex, current Class A structures will see active leasing from finance firms and related industries moving into the area.

The CBD has seen increased leasing activity with more than 260,000 sf of leasing in Q2. Full-floor leases representing new tenants, and renewals were tracked throughout the submarket.





Nasdaq regional headquarters coming to Dallas



culturemap  
DALLAS

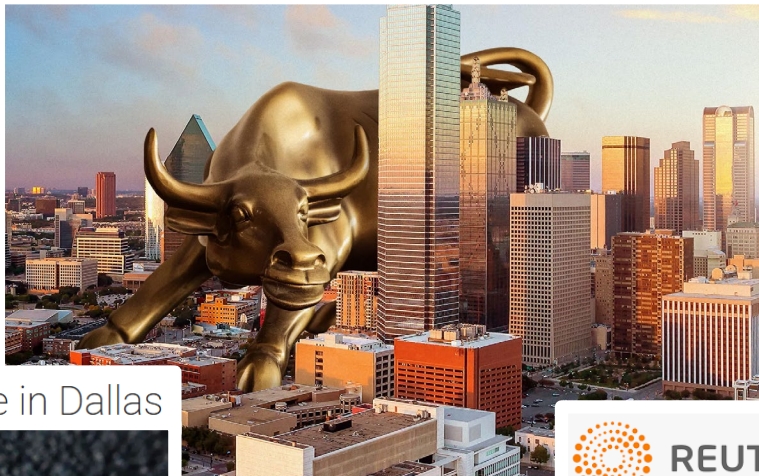
New York Stock Exchange will open office in Dallas



# Y'ALL STREET

TexasMonthly

## Y'all Street Is Open for Business



REUTERS®

Texas Stock Exchange files to operate nationally, eyes trading in early 2026



- NYSE Texas has already begun listing stocks.
- NASDAQ currently lists more than 200 Texas companies.
- Texas has the most NYSE listings of any state.
- Exchange markets looking to take advantage of recent growth in Texas.
- TXSE target opening in 2026.

# Commercial Office Snapshot

**Total Downtown office stock has contracted by 3.8% to 34 million sf. Downtown Dallas is still the most dense office market in DFW.**

- CoStar reported 26 deals Downtown totaling 205,285 sf in Q2 2025
  - Q2 of 2024 CoStar reported 36 deals totaling 486,572 sf
    - 2024 was buoyed by the 211,087 Santander lease
- CBRE reports negative net absorption of (-60,646) sf in Q2.
  - CBRE reported (-343,046) in Q1
- Avg. Gross Asking Rent for deals done in Q1 averaged \$39.94 p/sf
  - Deals in Q1 of 2024 reported \$36.03,
- Office leasing activity is increasing across DFW, Class A rental rates are rising as premium markets fill up. The CBD continues to draw attention from large relocations.

## Quick Facts

- Over 24M sf of occupied space (occupied space alone would be 4th largest submarket in DFW)
- 4.5M sf of office converted or demolished since 2010
- Over \$9B in total office asset value (#2 in DFW)
- Current CBD Market Rent: \$30.48 (+1.2% over prior quarter)
- 26.9% Vacancy (2nd highest in DFW)





# Dallas Arts Tower

Fortis Property Group has begun a multi-million-dollar renovation to the Dallas Arts Tower. The project includes upgrades to the main lobby and mezzanine, exterior lighting, valet parking, and a new, all-day, café. Elevator lobbies and interiors will also be updated.

These updates follow the buildings 2019 improvements which brought a redesigned vehicular court, a new fitness center, conference facility, and a sky lobby on the 40<sup>th</sup> floor.

The project is being designed by Entos Design and managed by Northgate Construction.



*Dallas Arts Tower*

# Notable Leases 2025



Name	Size	Building	Deal Type
KERA	12,078 sf	One Arts	New
Lewis Brisbois	15,769	2100 Ross	Renewal
HNTB	26,175 sf	Ross Tower	New
JBj	9,500 sf	1700 Pacific	Renewal / Expansion
Gigabit Fiber	8,000 sf	400 S Akard	New
Turner Construction	8,626 sf	Founders Square	New
Willow Bridge Property Co	39,238 sf	One Arts	New
Sowell & Co	20,150 sf	Ross Tower	New
46Labs	25,104 sf	Factory Six03	Sublet
Burns Charest	30,000 sf	Bank of America	New
Carrington Coleman	50,802 sf	Dallas Arts Tower	New
Meadows Collier Reed	25,902 sf	Dallas Arts Tower	New

# Office Vacancy - National Comparisons

District Name	Total Inventory (sf)	% Vacancy (Trend)
San Francisco Financial District	31,846,716	29.6% ↓
Denver CBD	29,906,334	31.5% ↑
Seattle CBD	38,148,215	30.9% ↑
San Francisco S. Financial District	31,705,970	27.8% ↓
Atlanta Midtown/Pershing Point	41,268,934	25.4% ↓
Chicago East Loop	29,377,073	27.4% ↑
Atlanta Upper Buckhead	22,363,250	26.5% ↓
<b>Downtown Dallas</b>	<b>34, 786,266</b>	<b>26.8% ↓</b>
Downtown Atlanta	40,809,882	18.0% ↑
Chicago Schaumburg Area	33,674,171	24.5% ↓
Uptown Dallas	18,033,053	20.0% ↑
Dallas Upper Tollway/West Plano	42,047,888	23.5% ↓

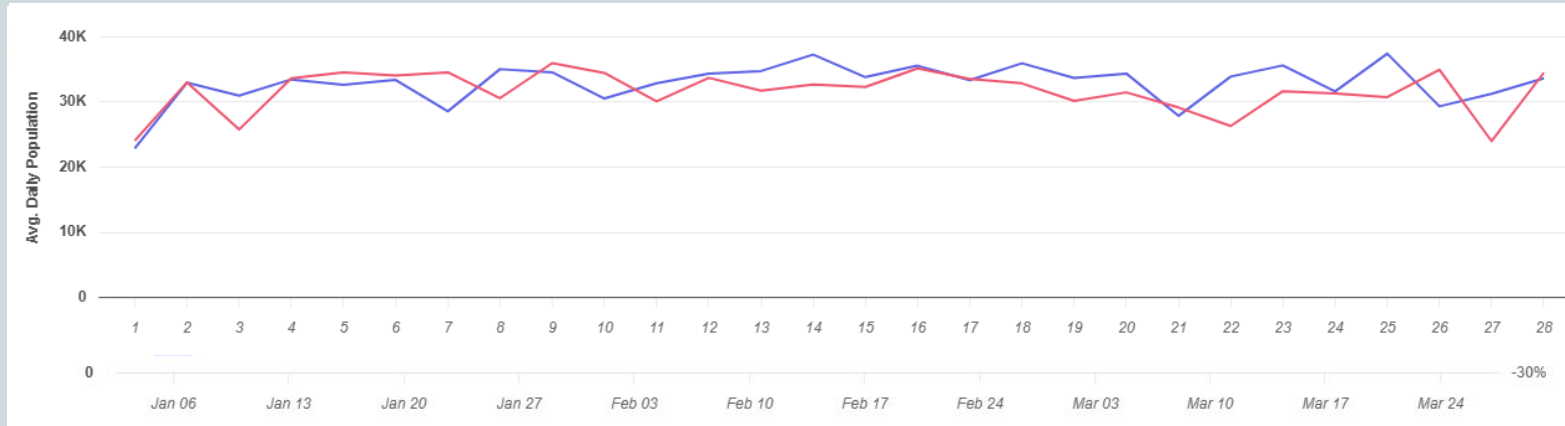
Comparison- Downtown Dallas submarket occupied sf: 24.1M  
 Uptown/Oaklawn total submarket sf: 18.2MM

**Office tenants are leasing with confidence.** Tenants have made their decision going forward whether it be full time office, flexible schedules, or work from home, companies have made their decisions and brought a new normalcy to the market.

**Short supply has helped existing Class A structures.** Stalled office development due to RTO uncertainty and rising construction costs has given owners of older office stock an opportunity to reinvest and lure new tenants.

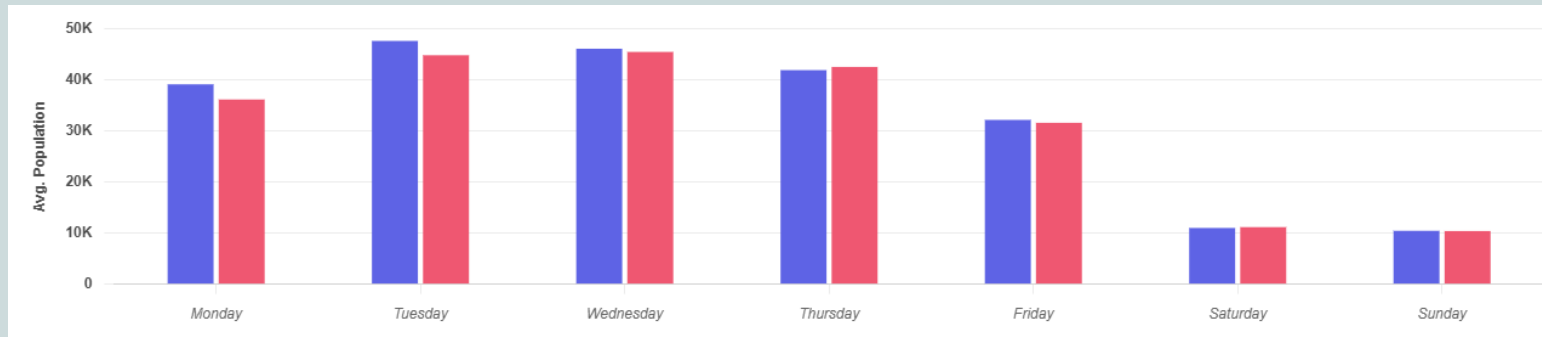
# Downtown Daytime Population

Placer.ai data shows that the CBD is averaging about 1,000 more employees per week than the first half of 2025. .



Placer.ai

Employees are coming in earlier in the week and flexing Thursdays. Fridays trail Tuesday by more than 15,000 employees.



**YTD  
Weekly  
workforce  
population  
2025 vs 2024  
Mid Year**

— 2024 Workers  
— 2025 Workers

**Mid Year 2025  
workforce  
daily visits  
Versus 2024**



# Multifamily



# Multifamily

Multifamily construction has slowed to a 10 year low in 2025 with roughly 24,500 units under construction across DFW as of Q2.

Current growth is concentrated in the Northern suburbs hosting almost 40% of current construction.

Rents are still receding as vacancy across the metroplex hits 12.0%.

Closer to the core, there are approximately 4,500 new units under construction.



*Modera St. Paul*

# Multifamily Snapshot

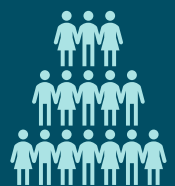


- Current Multi-family occupancy: 88.9% (-0.9%)
  - Pearl Lofts stabilized, Modera St. Paul recently delivered. Mosaic & Mayflower are renovating. Parc on Jackson under construction (expected delivery Q4 2025).
- 45 Existing buildings with 10,334 rental Units
- Avg. Market Asking Rent p/unit: \$2,217 (\$1,225 - \$5,279)
  - Down \$33 from Q1 2025
- Avg. Market Asking Rent p/sf: \$2.26 (\$1.33 - \$3.44 p/ft)
  - Down \$.02 from Q1 2025
- Avg. market unit asking rents down 5.41% from peak in 2022
- Units Under Construction: 182; In the pipeline: 3,412
  - Estimated Downtown population upon completion of all projects: 20,400



# Downtown Residential Summary

Estimated  
Population



15,474

Total Rental  
Units



10,334

Total Condos /  
Townhomes



838

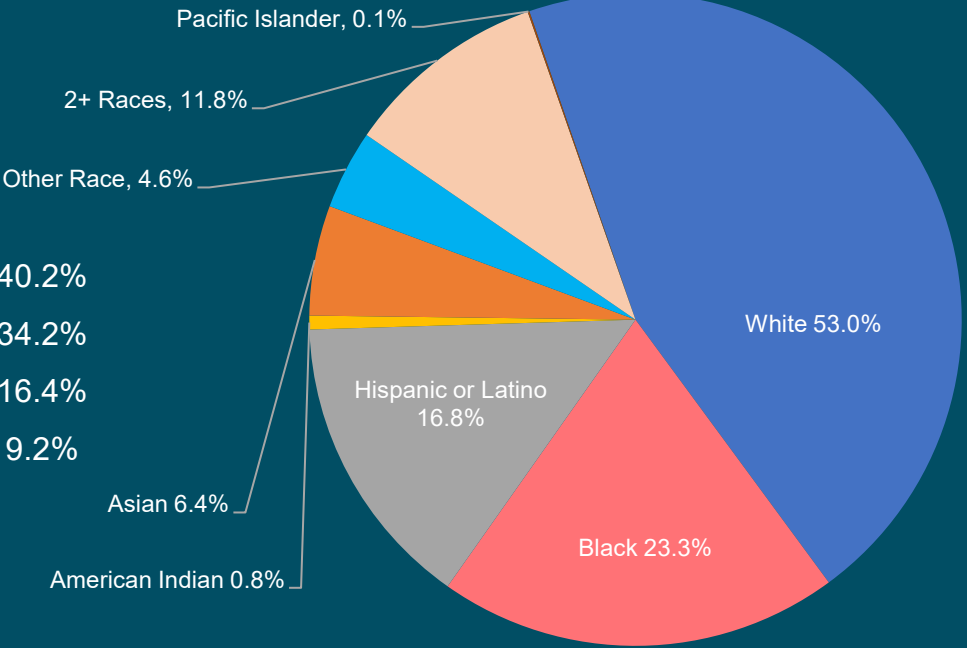
Average  
Household Size



1.46

## Household by Type

- Male Householder: No Spouse 40.2%
- Female Householder: No Spouse 34.2%
- Married Couple 16.4%
- Cohabiting Couple 9.2%



# Demographics

## Primary Age Groups

- 0 – 4 2.3%
- 5 – 9 1.6%
- 10 – 14 1.2%
- 15 – 19 1.2%
- 20 – 24 8.1%
- 25 – 34 42.1%
- 35 – 44 18.2%
- 45 – 54 11.0%
- 55 – 64 9.4%
- 65 – 74 3.9%
- 75 – 84 0.8%
- 85+ 0.2%

## Gender



Female  
45.8%



Male  
54.2%







# Retail

# Retail Openings Through Q2 2025

Name	Building / Address
Boxed & Brewed	400 Ervay
Sushi Kozy	2000 Ross
Brisket Rules	AT&T Discovery District
In Good Company	AT&T Discovery District
O'Desi aroma	AT&T Discovery District
Dough!	AT&T Discovery District
Hurtado Barbeque	Dallas Farmers Market



## Downtown Dallas Neiman Marcus store will stay open through holidays, then be reimaged

City's persistent effort to remove barriers for luxury brand keeps historic downtown store open



*"We deeply admire the city's passion and unwavering dedication to Neiman Marcus' storied legacy in Dallas. The potential reimagination of this iconic shopping destination reinforces Saks Global's commitment to redefining the luxury shopping experience," said Marc Metrick, Chief Executive Officer of Saks Global. "As we explore opportunities for the Downtown store, along with the planned renovation at the NorthPark store, we will evaluate the opportunity to utilize both locations to serve different customer needs in the Dallas market."*



# Eater Dallas Downtown Picks for Summer '25



Fond  
Starship Bagel  
Mirador  
Partenope  
Musume







# Hospitality And Tourism

# Tourism and Hospitality

Americans are traveling again but families are being cautious about spending. International trips are up as are cruises, and more travelers are looking into STRs and other alternatives, all to the detriment of US hoteliers. \*

Downtown Dallas continued to welcome conferences and tournaments in the first half of 2025, packing in groups prior to the 2026 FIFA World Cup and the commencement of work on the KBHCC.

*\*STR, CoStar*



*Hyatt Regency*

# Tourism Market is Strong

Total Hotels



30

Occupancy



64.1%  
-4.3% against 2024

RevPAR



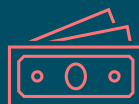
\$156  
-0.3% over 2024

Total Keys



9,326

ADR



\$243  
+4.1% over 2024

Room Revenue



\$301.0M  
-0.7% over 2024

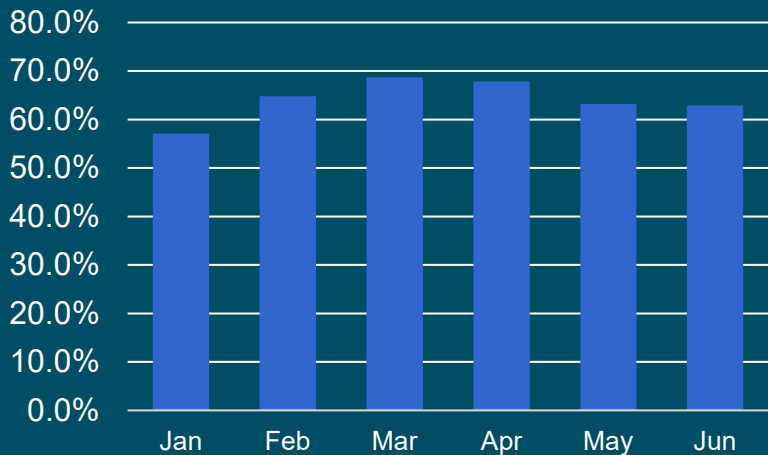
**Downtown Hotels play a critical role in our region's economy.**

The density and variety of hotel rooms in and around the Downtown core have made Dallas a top destination for conferences, events, and large meetings.

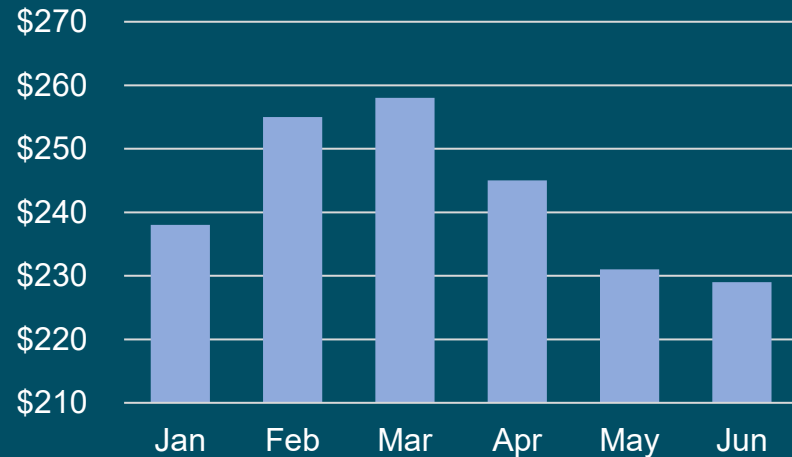
# Hospitality Market

- First half 2025 ADR is up 4.1% over same period 2024
- Occupancy is down -4.3% YOY
- RevPAR is flat at -0.3% YOY

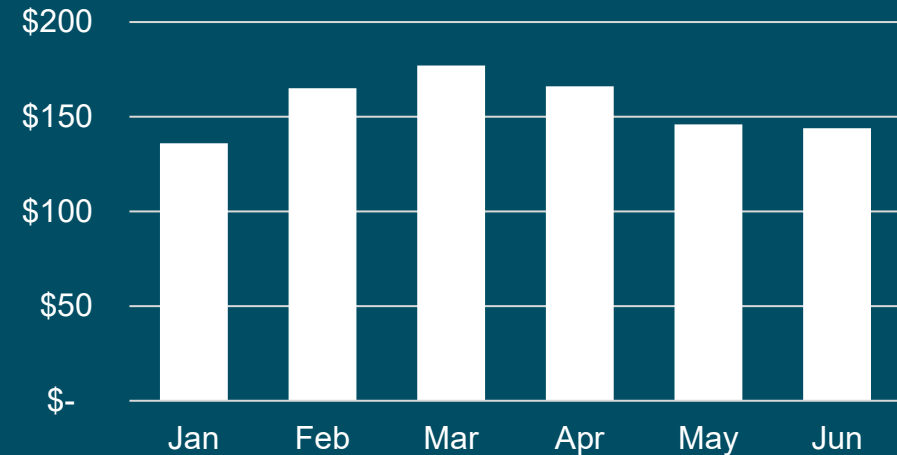
## Occupancy



## ADR



## RevPAR



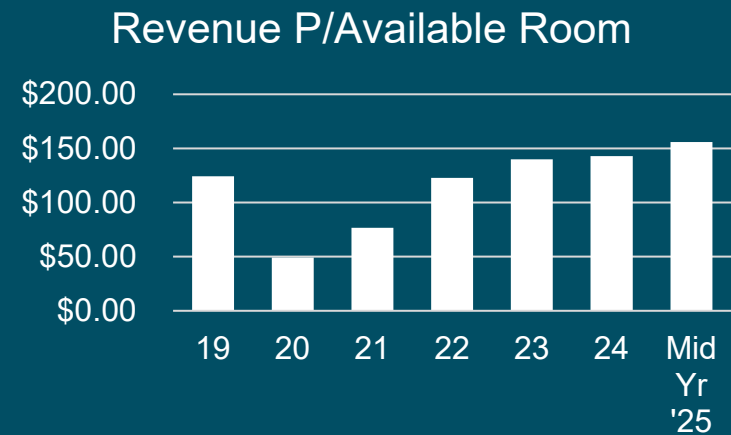
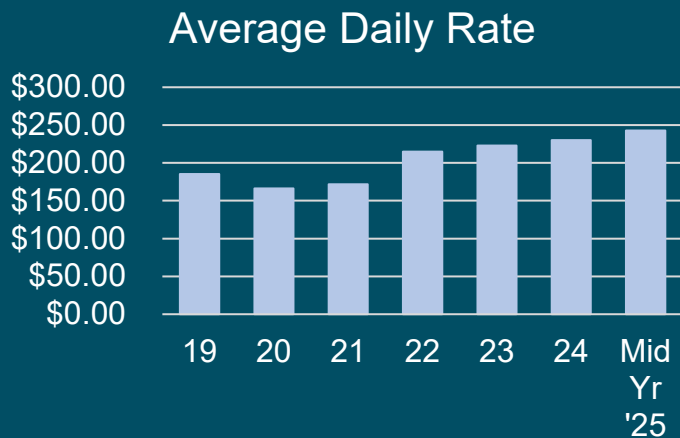
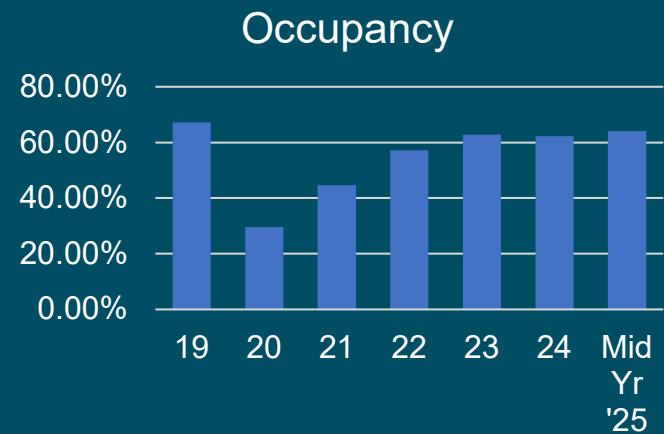
Courtesy of:  
Visit Dallas  
Symphony Tourism Economics  
Charts represent only CBD hotels





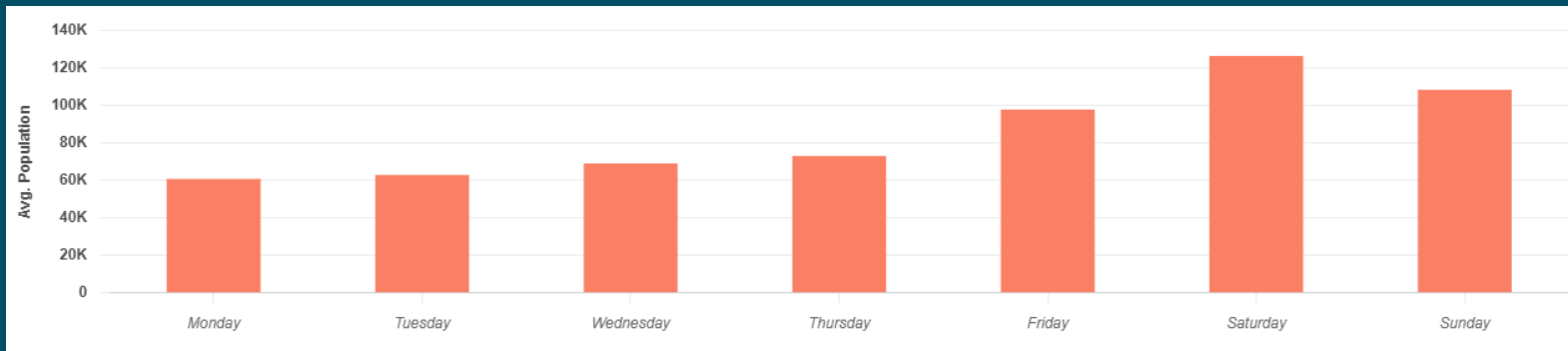
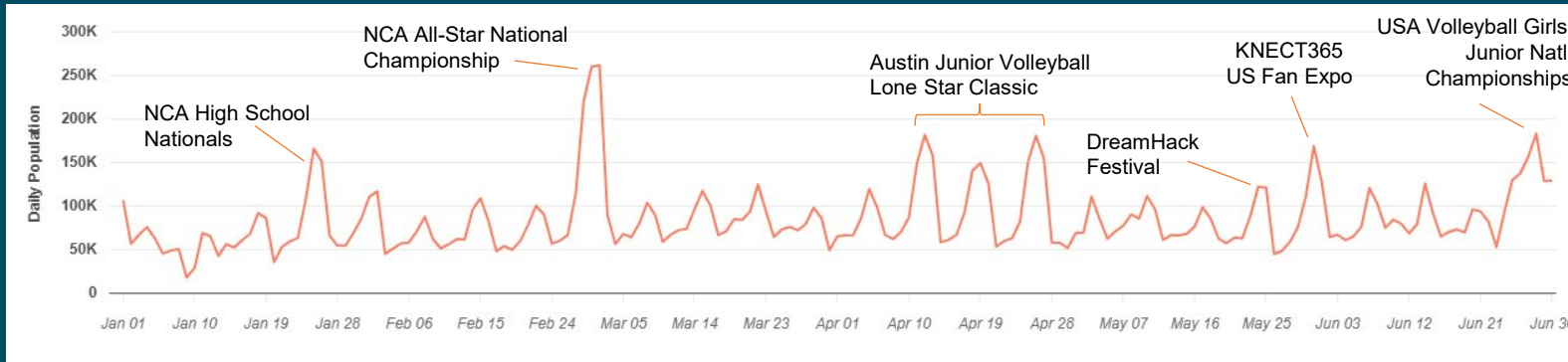
# Tourism Market is Strong

Downtown hotels continue to perform with convention center demolition looming.



Source: Visit Dallas  
Symphony Tourism Economics  
Charts represent only CBD hotels

# Downtown Tourism



Downtown Dallas almost 3 million visitors in Q1 trailing 2023 by -7.1%.

Youth sports still brings the families with 2 cheerleader competitions and 2 volleyball tournament welcoming the lion share of visitors. The KNECT365 FanExpo and DreamHack gaming convention brought over 60,000 people to Downtown.

Year-over-year visitation is down slightly due to conventions that temporarily moved in preparation for the KBHCC construction.

Placer.ai demographic data shows that families still dominate at over 40% of visitors, with the young professionals segment increasing over last year.

Placer also shows that the top visitor destinations in Downtown include:

- KBHCC
- The Dallas World Aquarium
- Klyde Warren Park
- The Dallas Farmers Market
- Dallas Museum of Art



# Notable Property Transactions

# 2024 Notable Property Transactions



April 2025  
Fairmont Hotel  
545 key hotel  
Dallas Arts District  
Buyer: Sith Street Properties



May 2025  
One Main  
652,560 sf office  
36,641 sf retail  
Main Street District  
Buyer: Avalair Group



March 2025  
1001 Ross Apartments  
204 unit apartment building  
30,000 sf retail  
West End  
Buyer: Meyer Properties





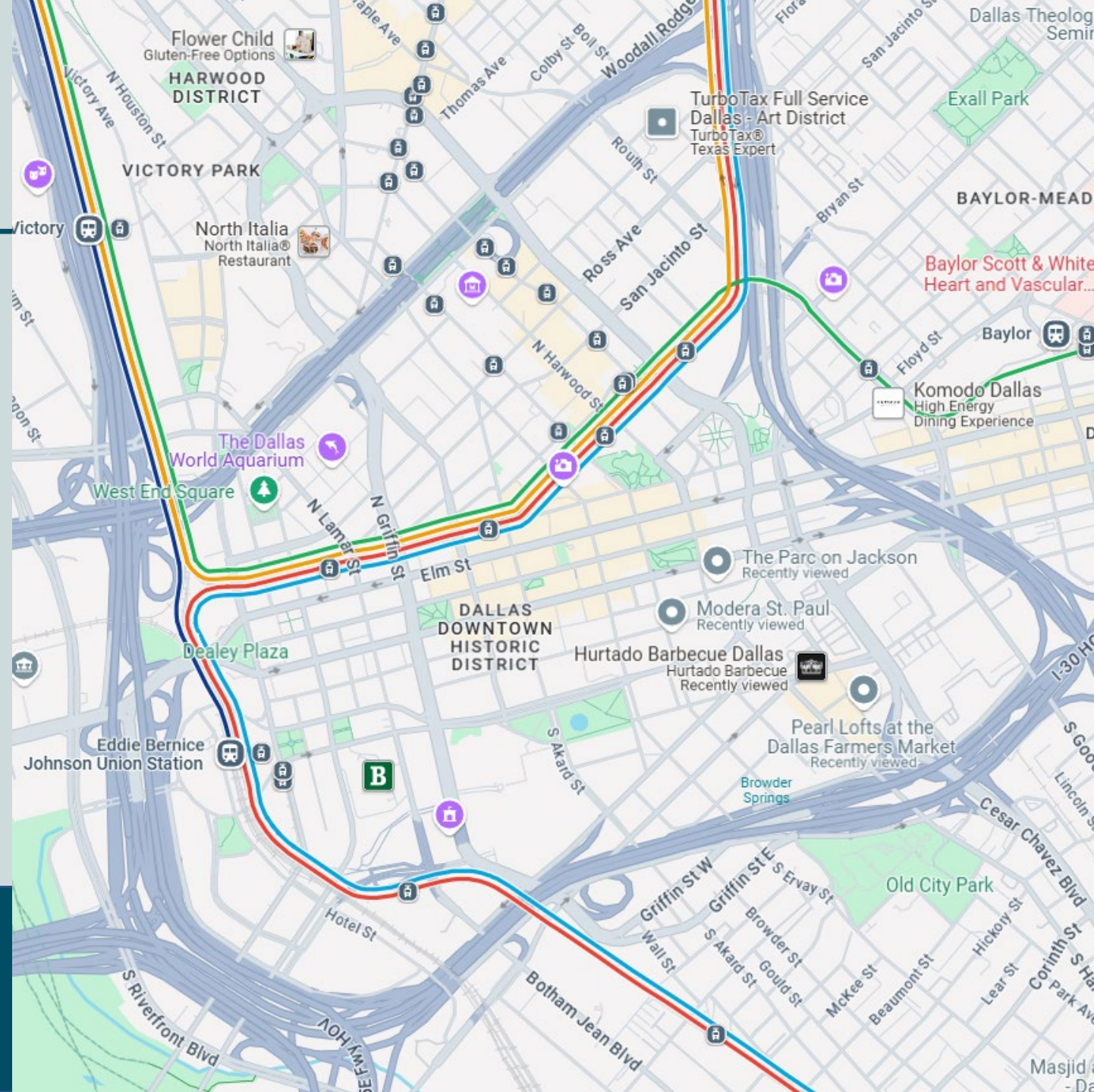
# Transit & Transportation

# DART

DART plays a major role in Downtown, with both the **East and West Transfer Centers**, along with the **Downtown Transit Mall** bringing all light rail lines and access through the heart of the neighborhood.

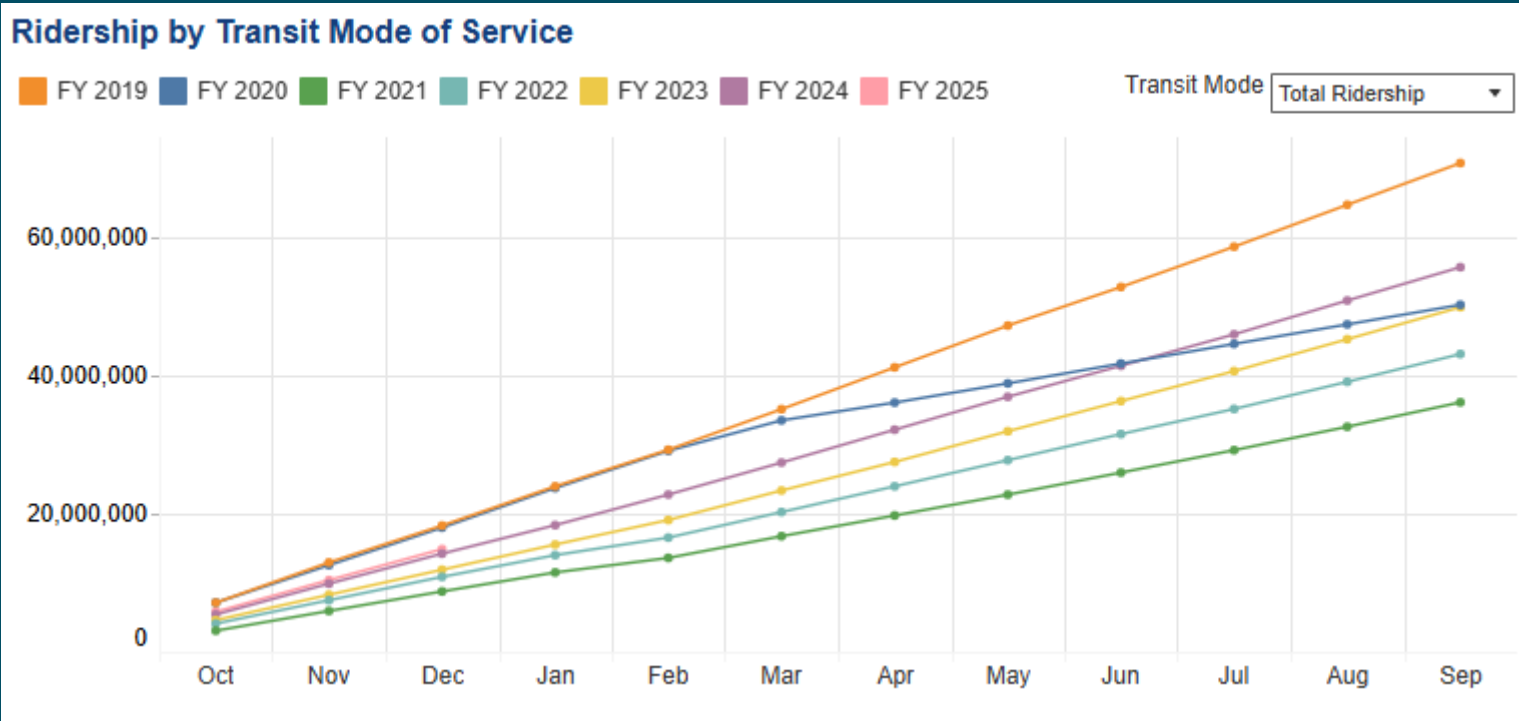
In Downtown DART also manages the **2.45 mile streetcar** from **Union Station to Bishop Arts**, and supports the **M-Line trolley** that connects **Downtown and Uptown**.

All lines meet in Downtown with 6 light rail stations, 9 trolley stops, and the EBJ Union Station where you can catch the Trinity Rail Express and the Amtrack **making Downtown one of the most transit rich environments in the region.**





# DART Ridership



**DART ridership increased 10% over 2023 and continues to trend positive.**

- System-wide **DART ridership peaked in 2019 with 70,756,585 riders** across all modes.
- In 2024; **55,684,829 riders utilized the transit system** region-wide.
- Average **weekday ridership is up to 200,000 passengers**, just 19% behind 2019.
- **Almost 9% of Downtown workers commute via DART.** (esri)

An abstract graphic on the left side of the slide, featuring several overlapping, curved, fan-like shapes. Each shape is filled with a pattern of parallel lines or a grid, creating a sense of depth and movement. The colors are various shades of blue and white.

# **Downtown Market Trajectory**



# Recent Deliveries



Pearl Street Lofts



1880 Canton



Modera St. Paul

## Office to residential conversions

- 585 Units delivered
- 998,344 sf reduction in commercial office sf.

## 700 Jackson - Dallas County Garage

- 1,228 parking Spaces and 18,228 sf of retail space

# Under Construction and Predevelopment

## Projects Under Construction



The Parc on Jackson

## Pipeline Projects



711 Pearl



West End Plaza



Bryan Tower



501 Elm



# Under Construction and Pipeline Totals

## Total residential units currently under construction

- 182 total units
- 1 property

## Pipeline projects Totals

- Multifamily Units: 3,412
- Hotel Keys: 398
- Retail: 20,000

More developers have realized the potential in the Downtown submarket. Mill Creek Residential, Sycamore Strategies, 3L Living, and Empira Group have all started planning or constructing projects in the past 2 years in the CBD.

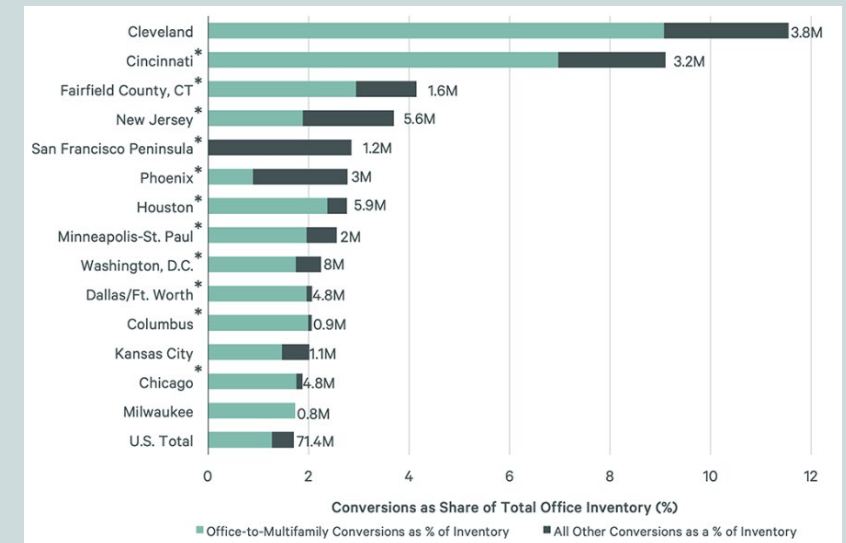
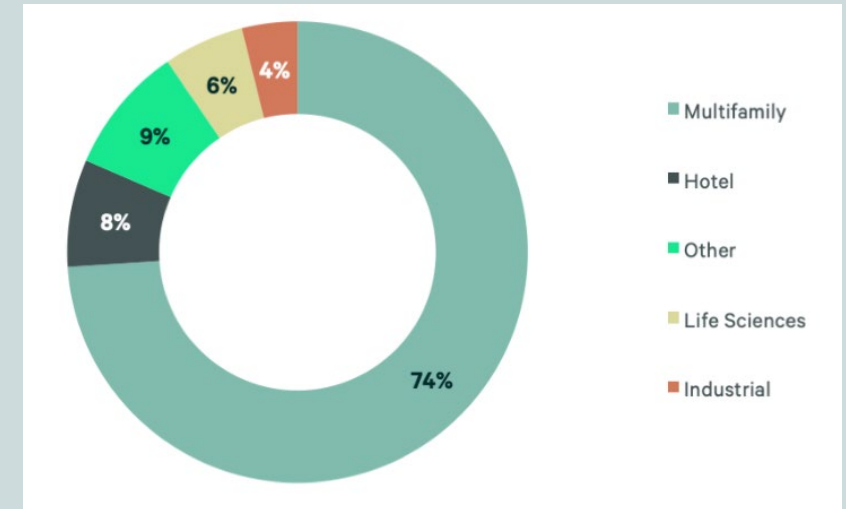


# Office Conversions

Across the country, nearly 100 office conversion projects were delivered in 2024 and in 2025 there are 94 projects already underway with another 185 in some phase of planning.

Most cities are struggling with vacant office and a lack of housing, spurring cities to incentivize office to apartment conversions. Often time, other uses make sense and buildings or portions of them, are converted to Hotels, laboratories, schools, or other uses.

Dallas has long been a leader in office conversions and sits within the top 10 cities for overall modern office conversion projects.





# Downtown Dallas Conversions

To date in Downtown, office space has been converted to almost **6,000 apartment units** and **nearly 4,000 hotel keys**.

Recent conversions include **Peridot** and **The Guild Hotel** at **Santander Tower**, **The Sinclair** at the former Energy Plaza, and **The National / Thompson Hotel**.

Currently, **there are an additional 1,130 units planned within several other projects in early planning stages.**



Todd Interests has reconfigured the former Energy Plaza into 293 luxury apartments and 450,000 sf of class AA office surrounded by best-in-class amenities.

# Office Conversion Challenges

## Challenges Include:

- Larger buildings
  - *Increased basis and conversion costs*
  - *Identifying a complementary mix of uses*
- Larger service cores
  - *Large central areas and elevator lobbies create cavities where revenue recovery is challenging*
- Financing costs
  - *High interest rate environment*
- Construction costs
  - *Construction materials prices, are falling, but remain, up to, 39.7% higher than pre-pandemic levels.*

Source: Bureau of Labor Statistics Producer Price Index

# Current initiatives

## DDI office conversion analysis

*DDI has contracted AECOM to conduct an office building conversion analysis for targeted structures in the CBD, modeling representative projects, and highlighting capital strategies.*

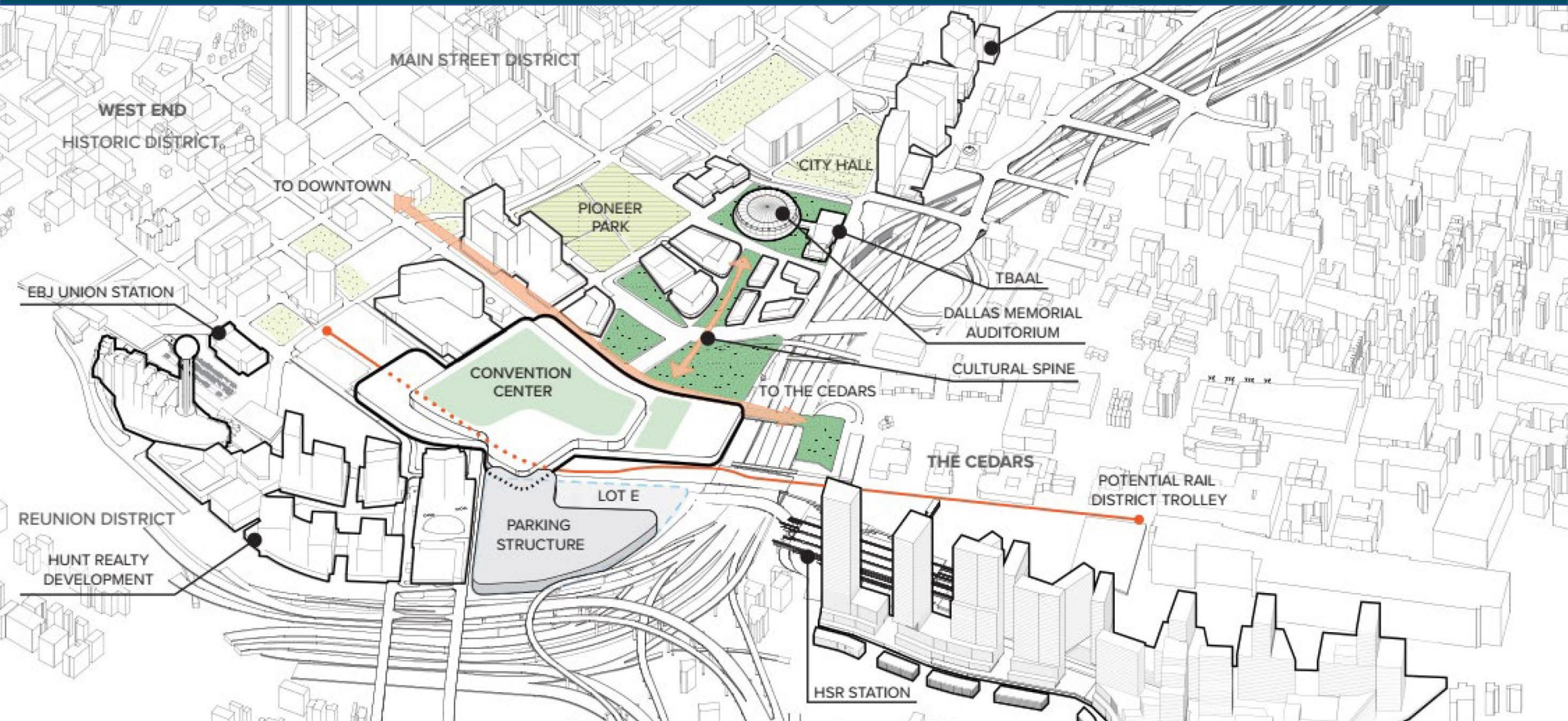
## HTC District expansion

*DDI is collaborating with Downtown stake holders and Bennett Partners/Heritage Consulting to expand the geography of the current downtown historic district and allow inclusion of building stock up to and including those constructed in the late 1980s.*





# Kay Bailey Hutchison Convention Center





# Kay Bailey Hutchison Convention Center

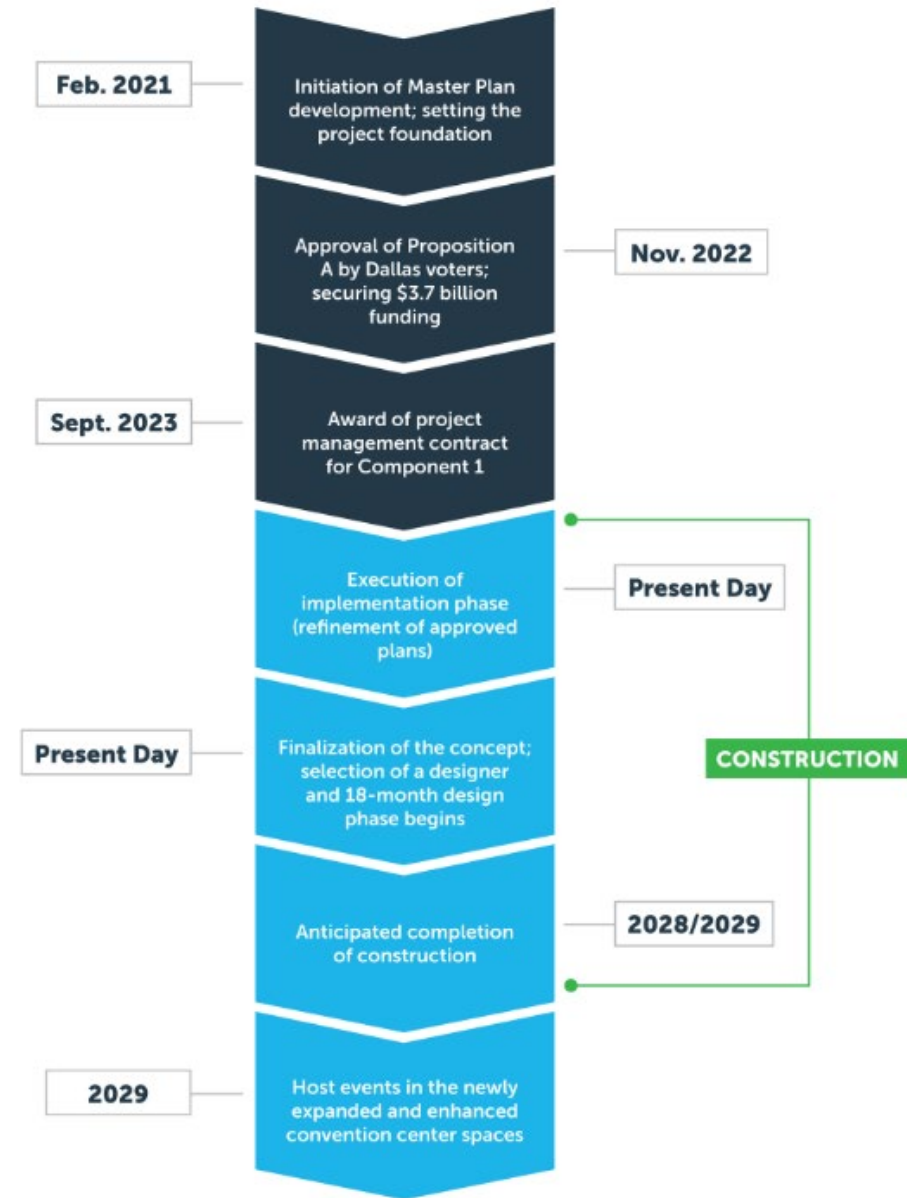




# KBHCC Redevelopment Timeline

- **Project Components**
  - Convention Center Architecture and Engineering
  - Memorial Auditorium and The Black Academy of Arts and Letters Renovations
  - Surplus Property Transportation and Land Use Planning
  - Pioneer Plaza Renovation
- **Potential demand for an additional 3.5-4K hotel rooms.**
- **Planning to host the International Broadcast Center for FIFA 2026**
- **Approx 18-month design and pre-construction phase**
- **Anticipated project delivery in 2029**

## Updated Proposed Timeline





# THE BIGGEST GLOBAL EVENT

IS COMING BACK

2026

JUNE 11 - JULY 19

100,000+

VISITORS  
PER DAY

9

MATCHES  
INCLUDING A  
SEMIFINAL

48

TEAMS  
PARTICIPATING





# **NORTH TEXAS IS READY**

**TO WELCOME THE WORLD**

**6B FANS**

THE WORLD'S SINGLE  
BIGGEST EVENT & MOST  
POPULAR SPORT

**5,000**

INTERNATIONAL MEDIA  
REPRESENTATIVES  
IN MARKET

**3.8M**

DFW VISITORS  
(100K PER DAY)

**\$1.5-2.1B**

EXPECTED ECONOMIC  
IMPACT IN DFW



# MATCH SCHEDULE & KEY VENUES



## MATCH SCHEDULE

6/14/26 <b>GROUP STAGE</b>	6/30/26 <b>ROUND OF 32</b>
6/17/26 <b>GROUP STAGE</b>	7/03/26 <b>ROUND OF 32</b>
6/22/26 <b>GROUP STAGE</b>	7/06/26 <b>ROUND OF 16</b>
6/25/26 <b>GROUP STAGE</b>	7/14/26 <b>SEMIFINAL</b>
6/27/26 <b>GROUP STAGE</b>	

**MATCH VENUE: DALLAS STADIUM (ARLINGTON)**

**POTENTIAL TEAM BASE CAMPS (6):**

DALLAS BAPTIST UNIVERSITY (DALLAS)  
MANSFIELD STADIUM (MANSFIELD)  
TCU (FORT WORTH)  
TOYOTA STADIUM & SOCCER COMPLEX (FRISCO)  
UNIVERSITY OF DALLAS (IRVING)  
UNIVERSITY OF NORTH TEXAS (DENTON)

**VENUE SPECIFIC TRAINING SITE VENUES**

COTTON BOWL (DALLAS)  
SMU (DALLAS)

**FIFA FAN FESTIVAL: FAIR PARK (DALLAS)**

**FAN ACTIVATIONS: TBD**

**INTERNATIONAL BROADCAST CENTER: KBHCCD**



# FIFA FAN FESTIVAL™ DALLAS

- 39** Days of Activation
- 35K+** Attendees per day (avg)
- 1 MIL+** Square feet
- 104** Matches broadcast live
- 5** “Rest day” concerts
- 13** Commercial Parter on-site activations
- Host City Supporter on-site activations
- Live programming including concerts, cultural demonstrations, chalk talks, and more
- Food and Beverage program featuring local restaurants
- Playground area featuring a mini pitch, clinics and skills contests
- Premium tickets and access





# REGIONAL WORKING GROUPS

## TRANSPORTATION

NCTCOG

## ACCOMMODATIONS

Ginger Lively Cade

## SUSTAINABILITY

Meghna Tare

## VOLUNTEERS

Allie Dunlap

## PUBLIC RELATIONS & COMMUNICATIONS

Joe Trahan - TFPR

## TRAINING VENUES

J.D. Wood

## HOST CITY SUPPORTERS

Gillian Breidenbach

## FIFA FAN FESTIVAL™

Cindy Solomon

## INTERNATIONAL BROADCAST CENTER

Rocky Vaz

## SAFETY & SECURITY

Richard Burkhead

## GOVERNMENTAL RELATIONS

Monica Paul

## HUMAN RIGHTS

Minal Davis

## GRASSROOTS SOCCER

Steve Davis

## CITY SERVICES

Rocky Vaz

## ANCILLARY EVENTS

Cindy Solomon

## DONOR PROGRAM

Jaime Cabrera

## LEGACY

Steve Davis

## MARKETING

Noelle LeVeaux

# Downtown Dallas X FIFA World Cup Ongoing Efforts



## Our Work Group Involvement

- Public Safety
- Human Rights
- Sustainability
- Marketing
- PR/Communications
- Volunteer Recruitment

## We are leading these local efforts:

- Visit Dallas x DDI Neighborhood Task Force
- Downtown Infrastructure Improvement Inventory for City of Dallas – submitted in April 2025
- Stakeholder Workshop/Charrette with Kirksey – April 2025
- Monthly Meetings with key City of Dallas and FIFA staff
- Monthly Calls with US Host Cities



## Public Improvements (City of Dallas)

Funded and managed by the city

- Focus on streets, sidewalks, lighting, and public infrastructure
- DDI has provided inventory of improvement needs
- Will continue to advocate and provide updates to City of Dallas around priorities

## Private Property Improvements (Suggested)

Funded by private property owners or business owners. Potential support from DDI grants.

- Updating landscaping/planters
- Patio and façade improvements
- Window/exterior/awning improvements
- Tree lights/café lights
- Power washing/clean windows
- FIFA themed activations/extended hours

## DDI Led Improvements

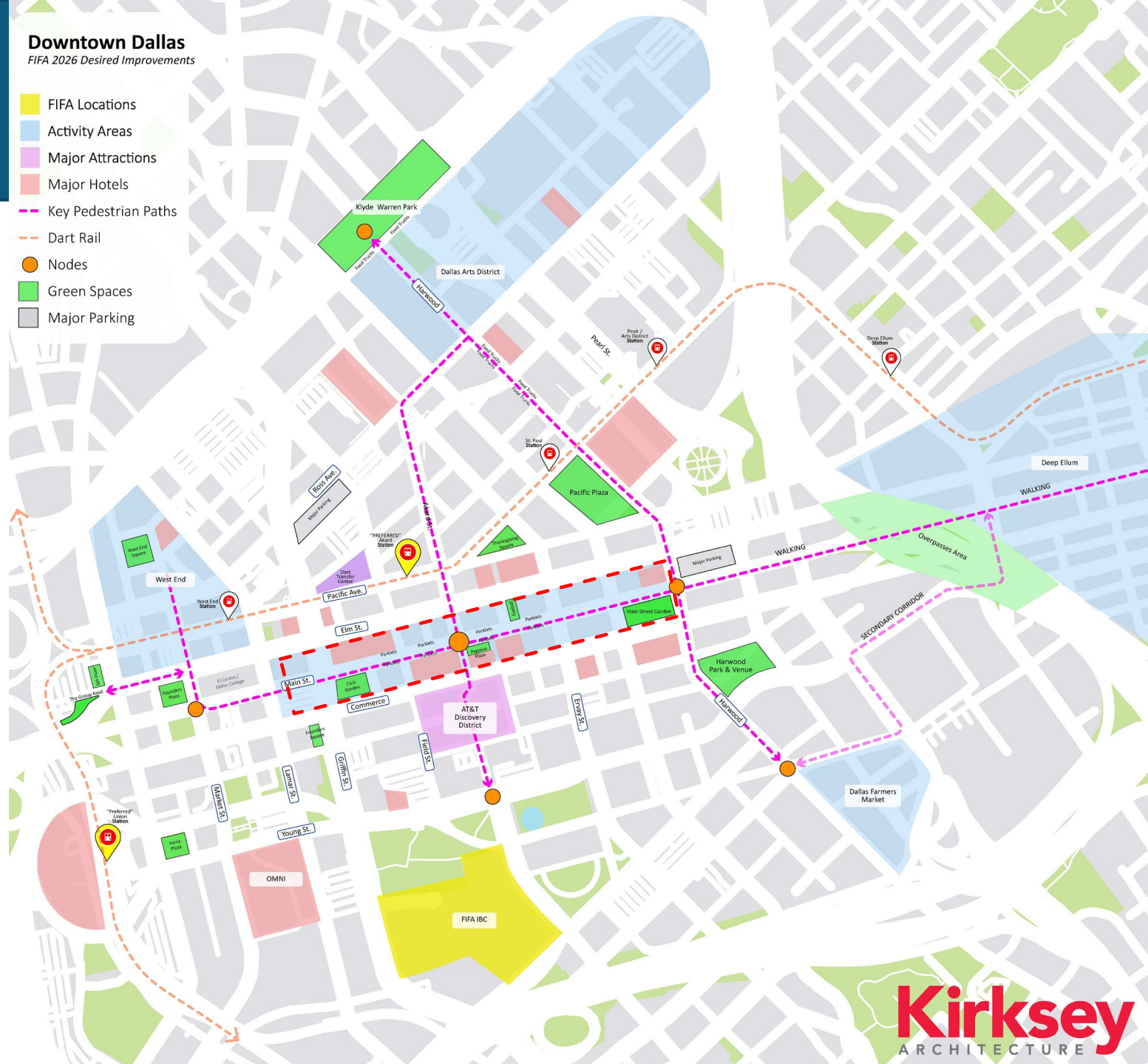
Initiated, funded, and coordinated by Downtown Dallas, Inc.  
~\$.01 assessment through PID~

- Interactive Art Installations
- Heat Mitigation Installations & Cooling Zones
- Public Greenspace Improvements & Sidewalk Planters
- Facades, Parklets and Patios
- Lighting, Intersections and Crosswalks
- Temporary Wayfinding
- Events/Experiences
- Additional staffing and power washing



# Downtown FIFA Improvements

- Nine art projects/murals
- Interactive art installations, pop-up photo opportunities, and colorful decor being secured
- Intersection lighting at key intersections along Main Street
- Lighting improvements at key parks
- Pocket park designs
- Plus, more....





# VOLUNTEER PROGRAM OVERVIEW

- Volunteers are the heartbeat of FIFA events.
- Enhance the event experience of all visitors, fans, and residents throughout North Texas, and help make this a safe and seamless event for our region.
- Approx. 6,000+ volunteers will be needed.
- Volunteer roles will be available across the North Texas region, including Host City hotels, transportation hubs, airports, events and competition venues.
- Knowledge of soccer is not required!





# VOLUNTEER REQUIREMENTS & PERKS

- 18+
- English speaking  
(additional languages a bonus)
- 9 shifts & be available for the duration of the tournament, incl. pre-event training sessions.
- Must comply with the entry requirements of the host country.
- Attend in-person group recruitment event & complete applicable training.
- Pass a name check and background information review.



Official FIFA  
World Cup  
Volunteer  
Uniform



Exclusive  
Reward and  
Recognition  
Items



Food &  
Beverages  
During Shift



Volunteer  
Certificate



Lasting  
Friendships &  
Once-in-a-  
Generation  
Experience



Skills-Based  
Learning  
Opportunities





**2026**  
FIFA  
DALLAS

# @FWC26DALLAS



**REPRESENT  
DALLAS**

**AS A FIFA WORLD CUP 26™ VOLUNTEER**

**APPLY NOW TO WELCOME  
THE WORLD TO YOUR CITY**



**REGÍSTRATE AHORA**

**PARA SER PARTE DE LOS VOLUNTARIOS DE LA COPA MUNDIAL DE LA FIFA 26™**

**¿QUIERES RECIBIR AL MUNDO ENTERO  
EN TU CIUDAD? ¡INSCRÍBETE YA!**

# **NORTH TEXAS GIVING DAY**

## **DOWNTOWN DALLAS DAY OF GIVING**

**SEPT 15 | AT&T DISCOVERY DISTRICT | 11AM – 2PM**

**PRESENTED BY**





An abstract graphic on the left side of the slide, consisting of several overlapping, curved, fan-like shapes. Each shape is filled with a pattern of parallel lines or a grid, creating a sense of depth and movement. The colors are various shades of blue and white.

# Existing DDI Resources



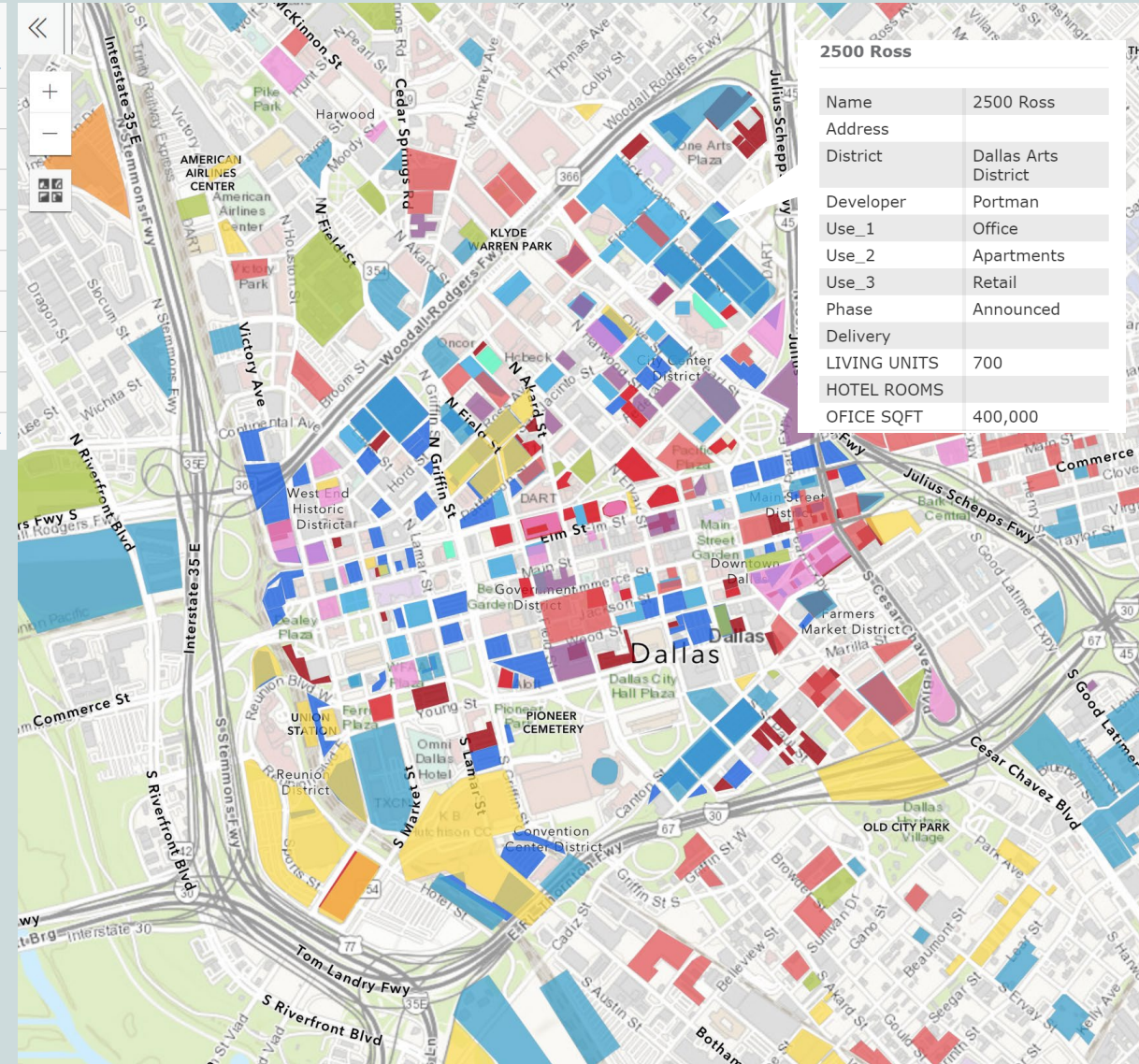
# City Center Development Tracking



- Interactive online [development map](#)
- Development tracking from a variety of public and private sources
- Detail on planned, announced, or recently delivered
  - Unit counts and square footages
- Additional information layers such as available parking and hotel and residential information

Legend

- ☒ CURRENT DEVELOPMENT
- ☐ RESIDENTIAL
- ☐ HOTELS
- ☐ PARKS
- ☐ BREWERIES
- ☐ RESTAURANTS
- ☐ COFFEE SHOPS
- ☐ ADAPTIVE REUSE
- ☐ COWORKING
- ☒ PARKING





# DOWNTOWN DALLAS NOW.COM



#DOWNTOWN DALLAS NOW

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A photograph of the Dallas skyline at dusk or dawn. The sky is a deep blue with some light clouds. Several tall skyscrapers are visible, including the Bank of America Tower. In the foreground, there are streetlights and a bridge structure. The text "BETWEEN NOW AND WHEN" is overlaid on the image in a large, bold, white sans-serif font. The word "AND" is in a bright cyan color.

# BETWEEN NOW AND WHEN

# Virtual Tour Platform

available on [downtowndallasnow.com](http://downtowndallasnow.com)





# DDI Economic Development Advisory Services

## Public process assistance

- City planning and policy strategy
- Public Incentives advisory
- Permitting and regulatory assistance
- Project support and governmental advocacy
- City approvals support

## Private process project assistance

- Custom market data and reports
- Telling the Downtown story
- Regulatory research
- Market patterns and demographics
- Leasing and tenant support
- Ground floor tenanting





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DALLAS  
.COM**

