

DOWNTOWN FORT WORTH OFFICE SPACE

Excellent choice for small to medium-sized tenants looking for office space in the heart of the Central Business District

FOR LEASE



THE **OIL & GAS
COMMERCE
BUILDING**



**307-309
W. 7th Street**

**500 - 40,000 SF
Available**



Photos by Aves Photographic Design

Building Distinctives

- Located in the heart of Fort Worth's vibrant Central Business District
- Across the street from the historic Fort Worth Club
- Walking distance from City Hall and Federal Building
- Minutes from Federal Courthouse and Sundance Square, the entertainment center of Fort Worth
- Blocks from major hotels
- Abundant choice of restaurants, retail and other business services
- Home to the Trinity River Vision Project
- Two separate towers totaling 440,000 SF of office space
- 500 to 40,000 SF office space available
- Affordable quality working environment with flexible lease terms
- Generous tenant improvement allowance
- Newly renovated lobby
- Ample parking for tenants and visitors

On-site Amenities

- Telecom Hotel with exceptional data/internet connectivity
- Internet/data providers located in the building
- 24-hour manned security
- Valet parking and assigned self-parking in garage
- Printing shop, restaurant and conference center equipped with Wi-Fi access
- On-site professional leasing and management

Visit The Oil & Gas Commerce Building website at
www.oilgascommerce.com

Spectacular views



Landmark Presence

The Oil & Gas Commerce Building, located at 307 and 309 West 7th Street, graces the downtown Fort Worth skyline with its two office towers and provides a delightful view for its tenants.

The historic 19-story Commerce Building, designed by architect Wyatt C. Hedrick for the Fair department store, is comprised of Art Deco and Gothic design. The department store closed in 1963, and in 1964 the base of the building was remodeled for the Bank of Commerce.

The Oil & Gas Building was constructed in 1954 by architect Preston M. Geren & Associates. In the early 80's, the lobbies of the Commerce Building and Oil & Gas Building were remodeled to interconnect and share a common entrance on 7th Street.

Full floors and model office suites ready for immediate move-in.



For leasing information, contact Darrah Smith at 817.348.8686 or darrahsmith@sbcglobal.net

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