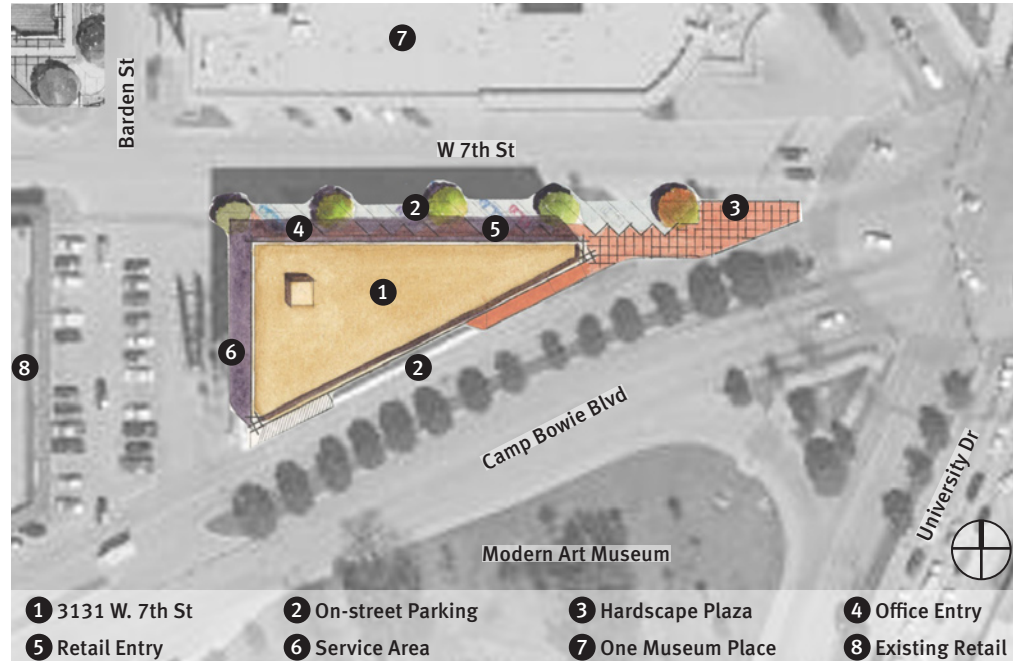


3131 W. 7th Street- Museum Place Block B1
Commercial Office • Mixed-Use
 Fort Worth, Texas



Museum Place Development Group, JaGee Real Properties, LP
 38,900 sf Office
 6,800 sf Restaurant
 0.28 Acres

Located on a small triangular site at the corner of University and West 7th Street in Fort Worth this 'flatiron' building is the jewel of the 11 acre Museum Place development. The ground floor houses 7,000 s.f. retail / restaurant space with 30,000 s.f. of Class A office on the 3 floors above. Together with its 8 story neighbor One Museum Place, 3131 W. 7th creates a distinctive gateway for Museum Place as a whole. The canted curtainwall captures spectacular views of downtown and the Cultural District from the inside while from the outside the subtle reflective surface reveals the changing seasons in the landscape at the adjacent Modern Art Museum of Fort Worth.