

\$26 - 3900 S Stonebridge Drive 401 & 402; 404, McKinney

MLS® #20950559

\$26

0 Bedroom, 0.00 Bathroom,
Commercial Lease on 11.92 Acres

STONEBRIDGE RANCH OFFICE
CONDOMINIUMS, McKinney, TX

3900 S Stonebridge Dr is a prime office property in the highly sought-after Stonebridge Ranch area of McKinney, Texas. This well-maintained space is perfect for medical or professional use, offering excellent visibility and easy access to major roads.

Suite 404 provides 1,229 square feet of move-in-ready space with an efficient layout and quality finishes. For businesses needing more room, Suites 401 and 402 can be combined, offering a total of 2,444 square feet of contiguous space.

Base rent will be between \$27-29sqft per year and NNN are estimated \$9.5.

Interiors feature attractive wood flooring, a private break room, and a clean, modern design that delivers a polished, professional impression.

McKinney is one of the fastest-growing cities in the country, attracting businesses and residents with its strong economy, excellent schools, and master-planned communities. The property benefits from a wealthy customer base, heavy traffic, and proximity to retail, dining, and medical services—making it a strategic location for growing businesses.



Built in 2015

Essential Information

MLS® #	20950559
Price	\$26
Bathrooms	0.00
Acres	11.92
Year Built	2015
Type	Commercial Lease
Sub-Type	Office
Status	Active

Community Information

Address	3900 S Stonebridge Drive 401 & 402; 404
Subdivision	STONEBRIDGE RANCH OFFICE CONDOMINIUMS
City	McKinney
County	Collin
State	TX
Zip Code	75070

Amenities

Utilities	Cable Available, City Sewer, City Water, Individual Water Meter
Garages	Additional Parking, Concrete

Interior

Heating	Electric
# of Stories	1
Stories	1

Exterior

Roof	Flat
Construction	Brick
Foundation	Slab

Additional Information

Zoning	Office
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Listing Details

Listing Agent	Denise Johnson
Listing Office	Compass RE Texas, LLC

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Listing information last updated on November 20th, 2025 at 4:00am CST