



THE LINQ

THE LINQ

A COMMUNITY BUILT FOR INNOVATION

WE ARE BUILDING A
CUTTING-EDGE
COLLECTIVE
FOR THE
VISIONARIES OF
THE FUTURE.

A NEXT-GEN NEXUS

where industry leading **businesses, talent and community** converge to develop the technologies and ideas of tomorrow.

Built in partnership with the City of Mansfield, The LinQ is a new innovation and development district bringing leaders in life science, research & development, and manufacturing together into one dynamic community.



With opportunities ranging from start-up lab desks in the Mansfield Innovation Community (the MIC), to full-scale corporate campus developments, The LinQ corridor offers your business premium access to

A HOLISTIC ECOSYSTEM.

One that connects your team to **advanced resources** and a **collaborative community** of industry partners that span all levels of the innovation pipeline, and primed to serve as a **catalyst for ideas** and a **catapult for agile innovation**.



Research & Ideation

INCUBATOR & LAB SPACES,
HEALTHCARE INNOVATION,
INSPIRING OFFICES AND
SPACES IN BETWEEN



Development & Prototyping

RESEARCH AND DEVELOPMENT
TOOLS & SPACES



Advanced Manufacturing

PROXIMITY TO RESOURCES FOR
AGILE SCALE OF PRODUCTION



Connection & Distribution

CENTRALIZED LOCATION
FOR COLLABORATION
AND DISTRIBUTION



WHERE

EDUCATION ENTERPRIS

RUBS
ELBOWS
WITH

to create a **training ground for talent**, connecting the region's top universities to the world's most innovative players in science, technology, business and manufacturing.



A PRIME LOCATION

A World Within Reach

Located 25 miles southwest of Downtown Dallas, Mansfield is uniquely located to allow your business direct connection to the benefits of America's fastest growing metropolitan area, while offering employees and families the wholesome benefits of a small town Texas lifestyle.

Global Reach

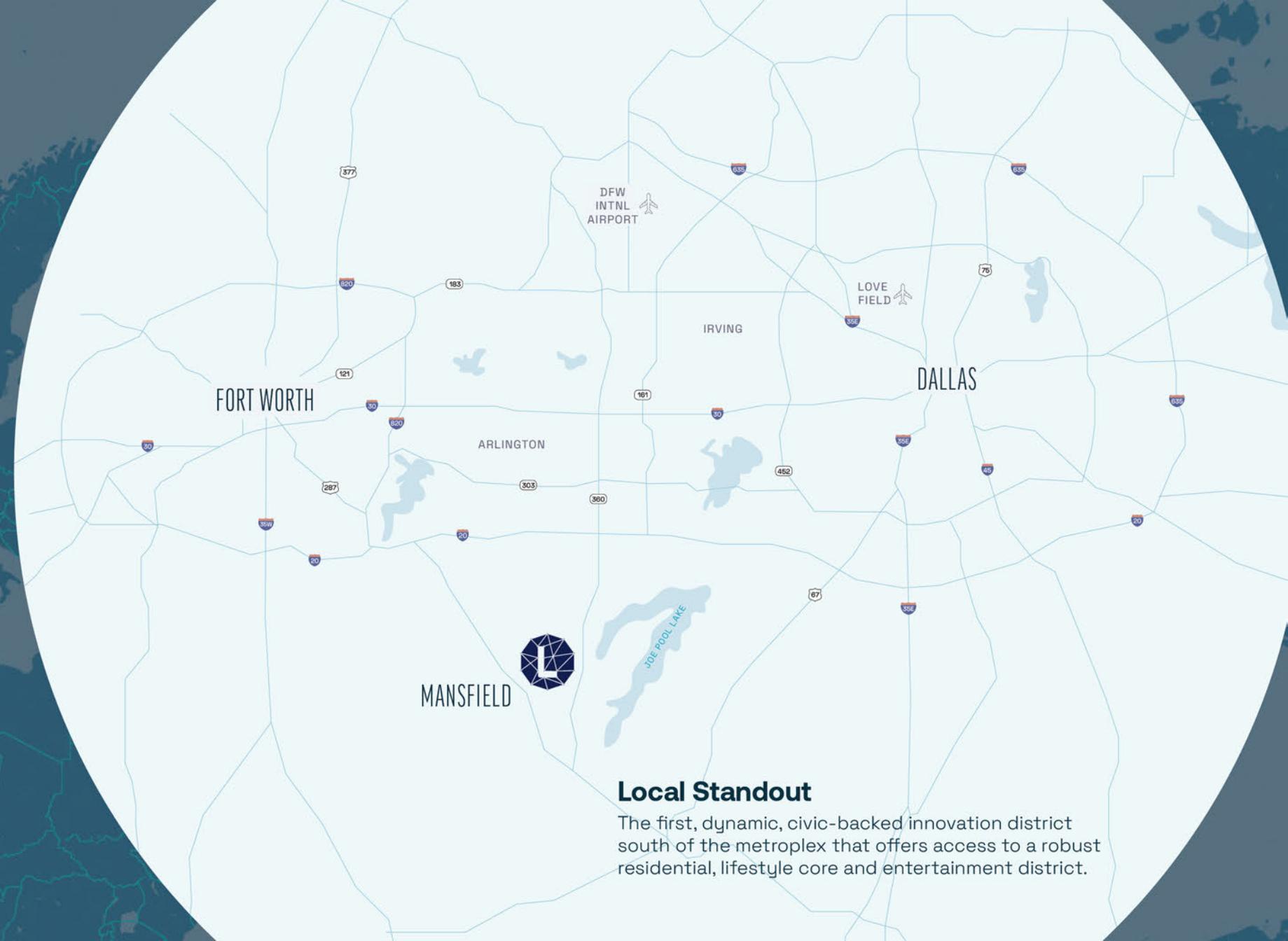
Positioned to perform, The LinQ is located next to the third largest metropolitan area in the US, just south of one of the world's largest airports.

Nationally Centered

Centrally located on the continent, The LinQ sits in the center of Texas' tech and science boom, offering an affordable, safe, and accessible home base.

Local Standout

The first, dynamic, civic-backed innovation district south of the metroplex that offers access to a robust residential, lifestyle core and entertainment district.



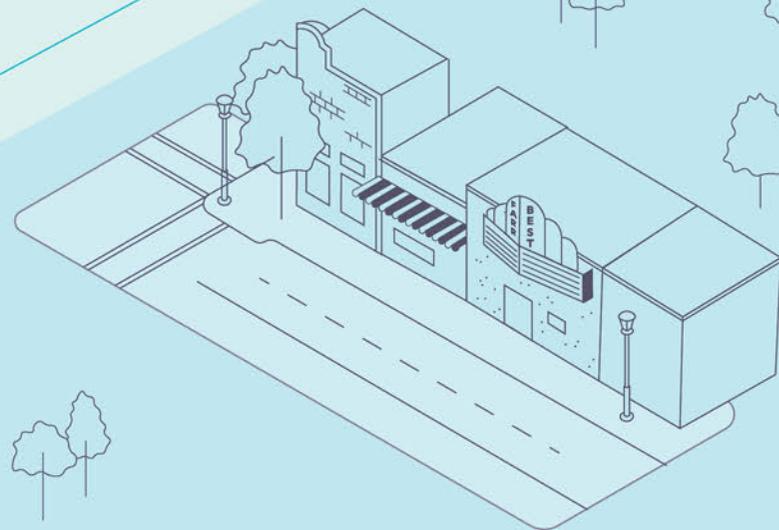
FUTURE FORWARD MANSFIELD

The LinQ is one part of a forward-looking vision for the City of Mansfield.

A diverse set of lifestyle, economic and entertainment initiatives, this plan is poised to elevate the Mansfield community to be amongst the most desirable locales to live and work in the DFW metroplex, preserving its charm as a prime example of small town Texas living, while simultaneously leading the City into a prosperous new future.

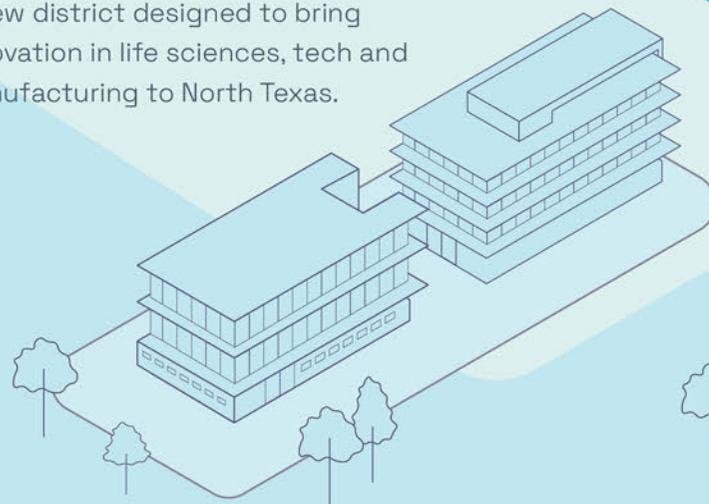
Historic Downtown • Redevelopment

Bringing new entertainment and food and beverage options to one of North Texas' most iconic charming downtown areas.



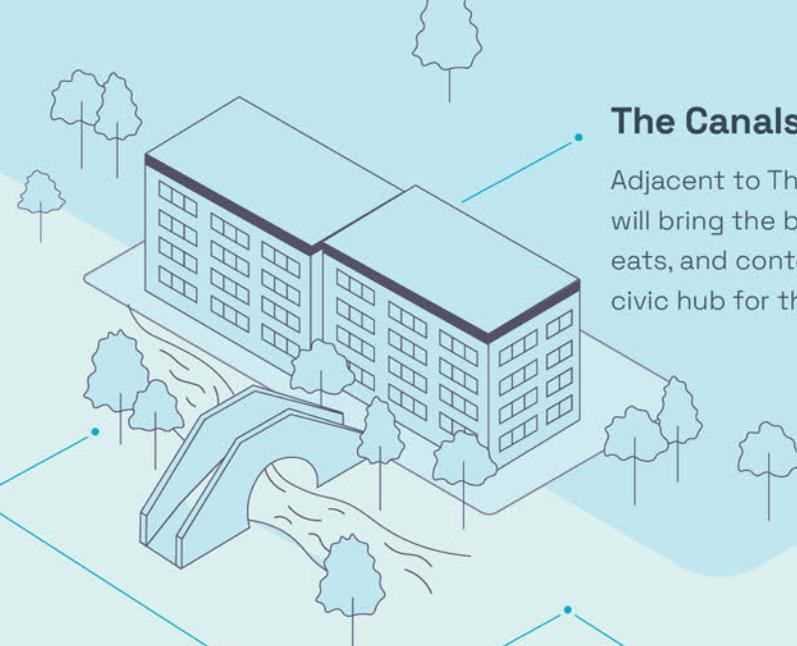
THE LINQ

A new district designed to bring innovation in life sciences, tech and manufacturing to North Texas.



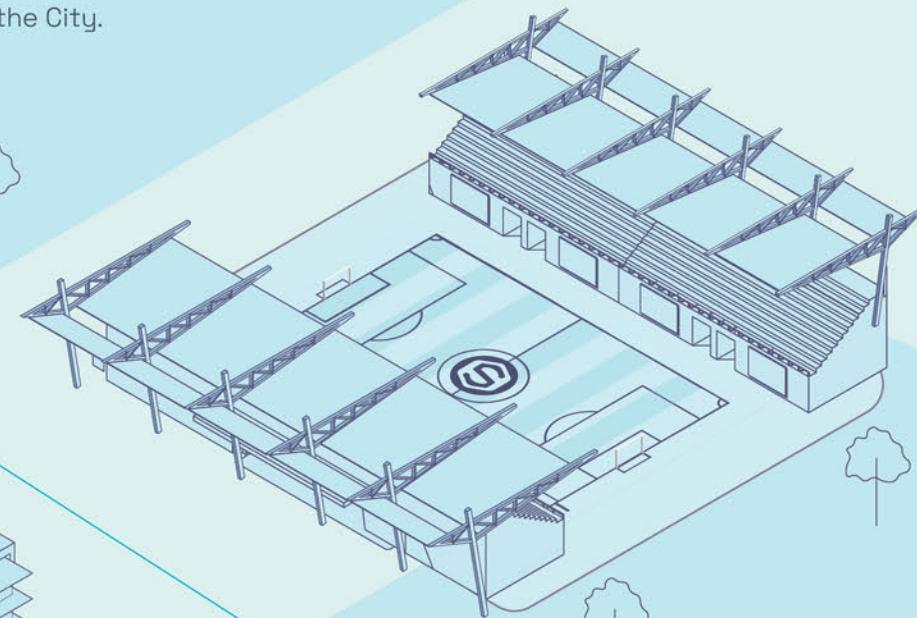
The Canals

Adjacent to The LinQ, The Canals at Mansfield will bring the best in boutique brands, crafted eats, and contemporary urban living to a new civic hub for the City.



STAYBOLT STREET

A sports-centric entertainment destination designed to bring food and fun to the friends and family of Mansfield.



THE LINQ

PHASING & OPPORTUNITIES

THE CANALS
AT MANSFIELD

PHASE 1: THE MIC 2028

- LAB SPACE
- START-UP SPACES
- CLASS-A OFFICE
- ADJACENT RESIDENTIAL & RETAIL

PHASE 1: VERDEXIUM

- STATE-OF-THE-ART ROBOTICS MANUFACTURING
- COLLABORATIVE OFFICE SPACE


STAYBOLT
EST. **ST.** 2024

FUTURE PHASES: 2026 - 2035

- CORPORATE CAMPUS OPPORTUNITIES
- LIFESTYLE AND CREATIVE OFFICE SPACES
- MANUFACTURING PARCELS
- TECH INCUBATOR AND SHARED SPACES



THE MIC

Phase 1 of The LinQ community is coming online 2028!

A playground for innovation that lives on the blurred edge between work and life, the MIC will foster interpersonal connections in real space and time to allow problem solvers to collaborate in unprecedented ways and enrich it's community.

THE MIC: HIGHLIGHTS

- Five story class a office building
- Approximately 150,000 rsf (+/-30,000 rsf floor plates)
- Incredible signage opportunities
- Extensive on-site amenities including conference facility, fitness center with locker rooms, tenant lounge, onsite cafe, and coworking space
- Activated outdoor green spaces with lounge areas and mini golf
- Tenant balconies
- Conveniently located adjacent to the new city center consisting of fantastic restaurants and over 40 popular retail and shopping options
- LEED Certified





verdexium
WHERE IDEAS BECOME REALITY



Bringing ideas to life through advanced manufacturing

Housing a unique robotics center within a state of the art, secure facility, Verdexium is bringing an innovative take on advanced manufacturing to our community partners in The LinQ.

VERDEXIUM: HIGHLIGHTS

- 74,796 square feet of collaborative office space
- State of the art security systems and amenities
- Artful atrium style lobby space
- Designed for ease of integration for specialized equipment
- Communal area with over 2,500 sq. ft. to host gatherings as needed.
- Modern interiors with loor to ceiling glass exterior Walls.
- Modern Industrial Look



THE LINQ

COMMUNITY BUILT FOR CONNECTION

that puts the power and incentives to build a better tomorrow, in the hands of the pioneering businesses and people of Mansfield today.

Contact us today and find out how your business can become part of Mansfield's vision for the future.

info@thelinqmansfield.com

