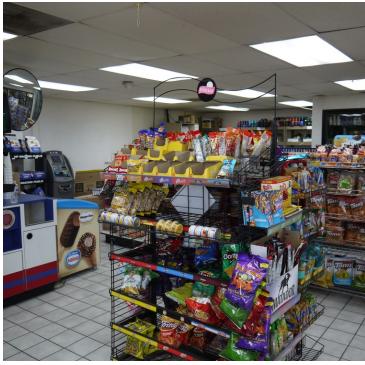
PRICE REDUCED - SERVICE STATION FOR SALE

WHIP-IN

2601 N. Dallas Avenue, Lancaster, TX 75134







OFFERING SUMMARY

SALE PRICE:	\$425,000
AVAILABLE SF:	
LOT SIZE:	0.5 Acres
BUILDING SIZE:	1,000 SF
MARKET:	Dallas-Fort Worth
SUBMARKET:	Southwest Dallas
PRICE / SF:	\$425.00

PROPERTY OVERVIEW

PRICE REDUCED. Now \$425,000. Seller Available. No Fuel Contract Obligations. This is a Dry Location.

Whip in #114 is a 1,000 sq/ft building built in 1968, which is branded VP Racing and sells approximately 30,000 gallons per month and \$25,000 to \$30,000 per month inside.

PROPERTY HIGHLIGHTS

- 2601 N. Dallas Avenue Lancaster, TX 75134
- Whip in #114 is a 1,000 sq/ft building built in 1968, which is branded VP Racing and sells approximately 30,000 gallons per month and \$25,000 to \$30,000 per month inside.
- No Fuel contract obligations. Seller Financing Available.
- This location is on a prime corner across the street from Lancaster High School and Lancaster ISD Athletic Complex.
- · This location is ripe for redevelopment.
- Located directly across from TX-342 is Lancaster High School, Cedar Valley College, Lancaster Public Library, Lancaster Community Park, City of Lancaster Public Safety Building, Lancaster Recreation Center, and Beverly D. Humphrey Tiger Stadium.

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