

COMMERCIAL INVESTMENT SNYDER, TEXAS - FOR SALE

OFFICE/SHOP/WAREHOUSE, STORAGE UNITS, 2 PRIVATE RESIDENCES

1212 25th Street, Snyder, TX 79549



OFFERING SUMMARY

SALE PRICE:	\$599,000
AVAILABLE SF:	
LOT SIZE:	30,000 SF
BUILDING SIZE:	3,371 SF
ZONING:	C2
PRICE / SF:	\$177.67

PROPERTY OVERVIEW

Owners spared no expense in building this property featuring a 14' x 56' main office building with 3 private offices, a kitchen, and bathroom. The 45' x 56' shop has (4) electric overhead doors. An additional wash bay with floor drain, heat, small AC unit, and heated pressure washer. Two additional shops have remote display glass doors with electric openers. There are (7) seven 10' x 18.5' and (2) 20' x 18.5' rental storage units. This property also has a Luxury one bed and bath 850 sf Home, and 450 SF Luxury apartment with lots of modern upgrades, and surrounded by a beautiful fenced courtyard. Newer Roof and well manicured grounds. Also has RV pad and full hook ups.

Property has been home to an automotive company and has many use possibilities for auto repair, dent and body repair, parts place, and many other service or oilfield related businesses. The living quarters on this property are attractive for owner/ occupied use, employee use, or income rentals.

PROPERTY HIGHLIGHTS

- Multiple Income Possibilities
- Recent Upgrades
- Great Visibility

KW COMMERCIAL
10210 Quaker Avenue
Lubbock, TX 79424

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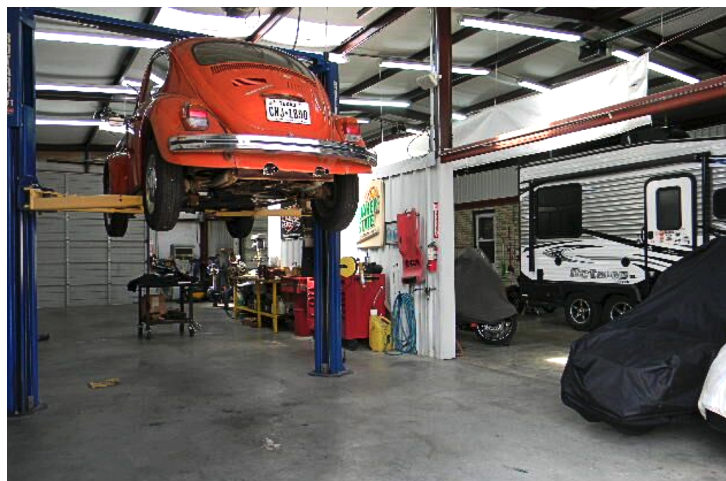
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Each Office Independently Owned and Operated Lubbockcommercialrealestate.com

ADDITIONAL PHOTOS

OFFICE/SHOP/WAREHOUSE, STORAGE UNITS, 2 PRIVATE RESIDENCES

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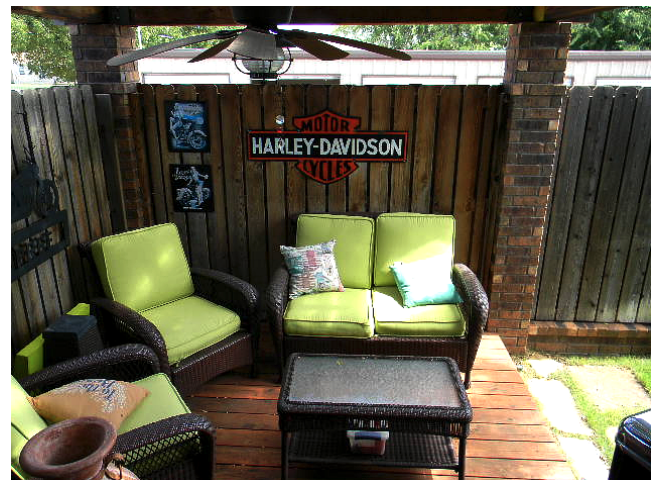
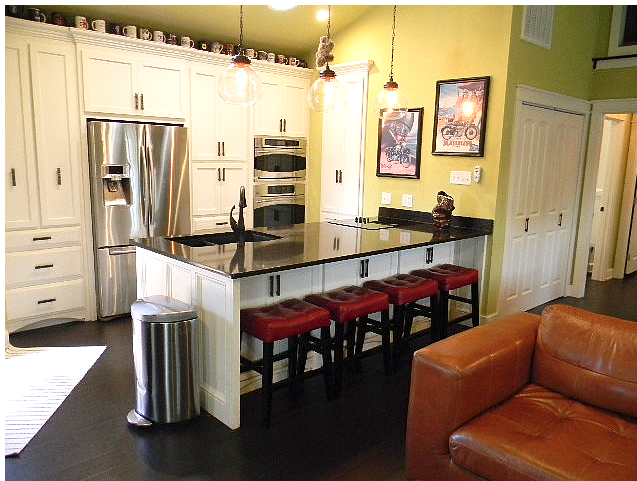
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ADDITIONAL PHOTOS (HOUSE)

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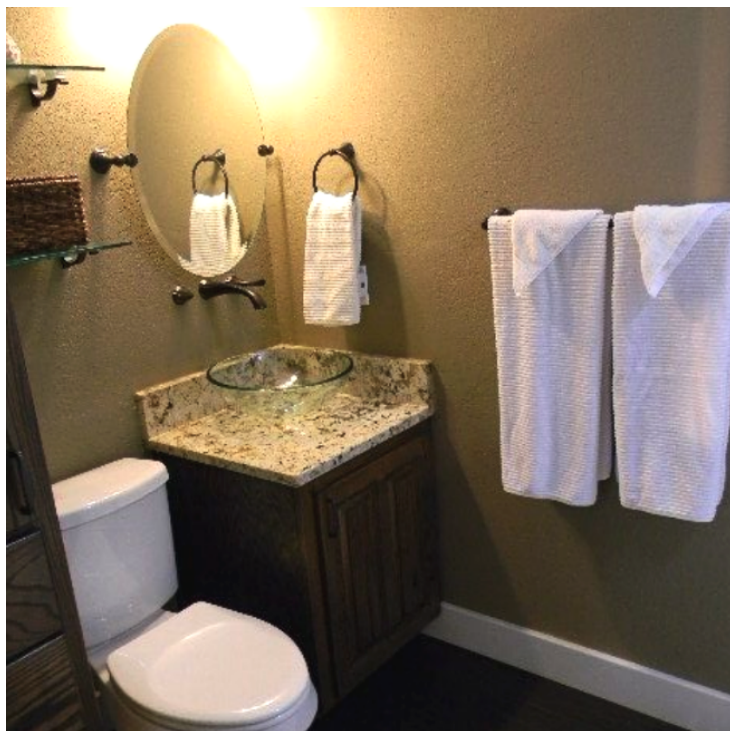
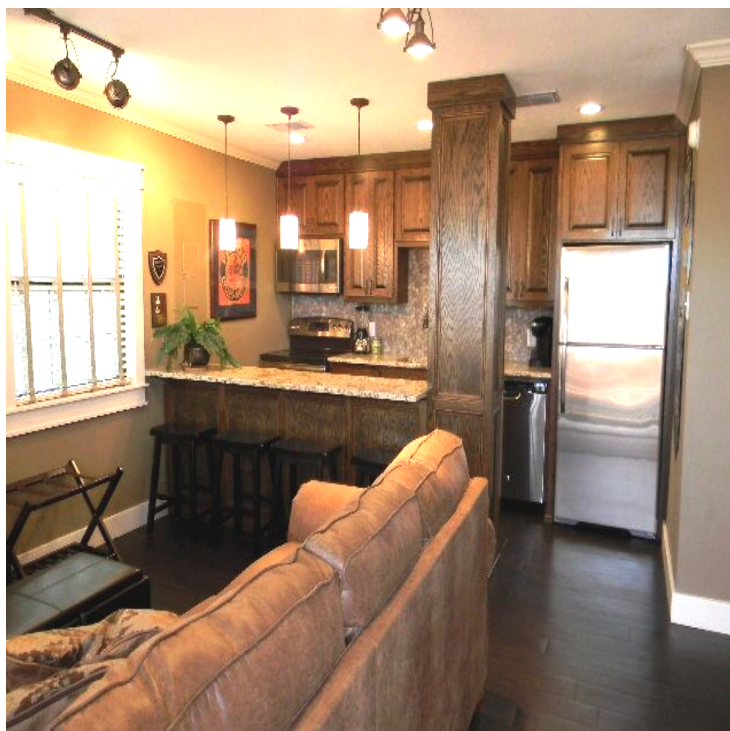
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ADDITIONAL PHOTOS (APARTMENT)

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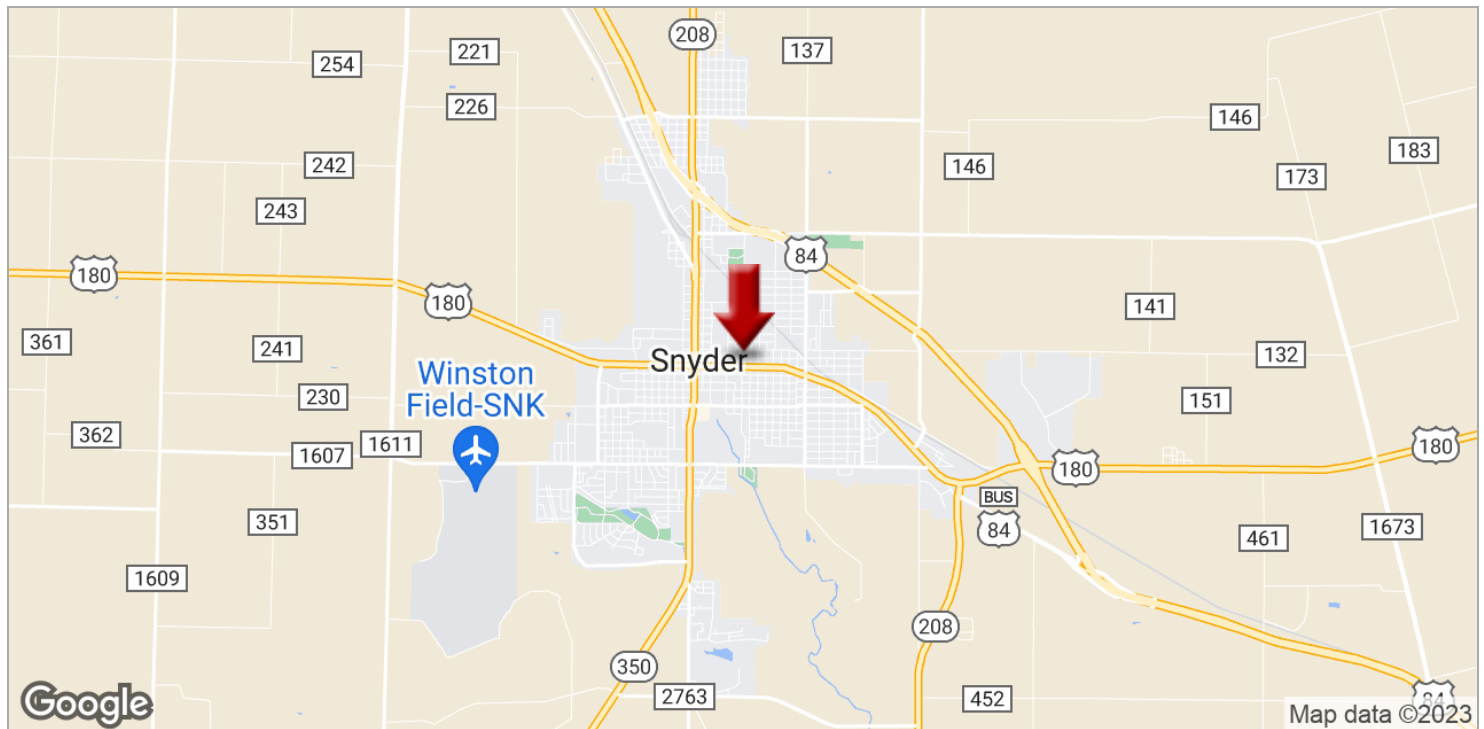
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LOCATION MAPS

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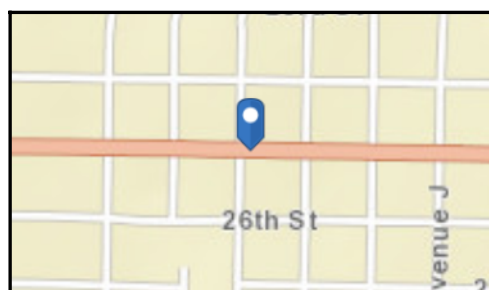
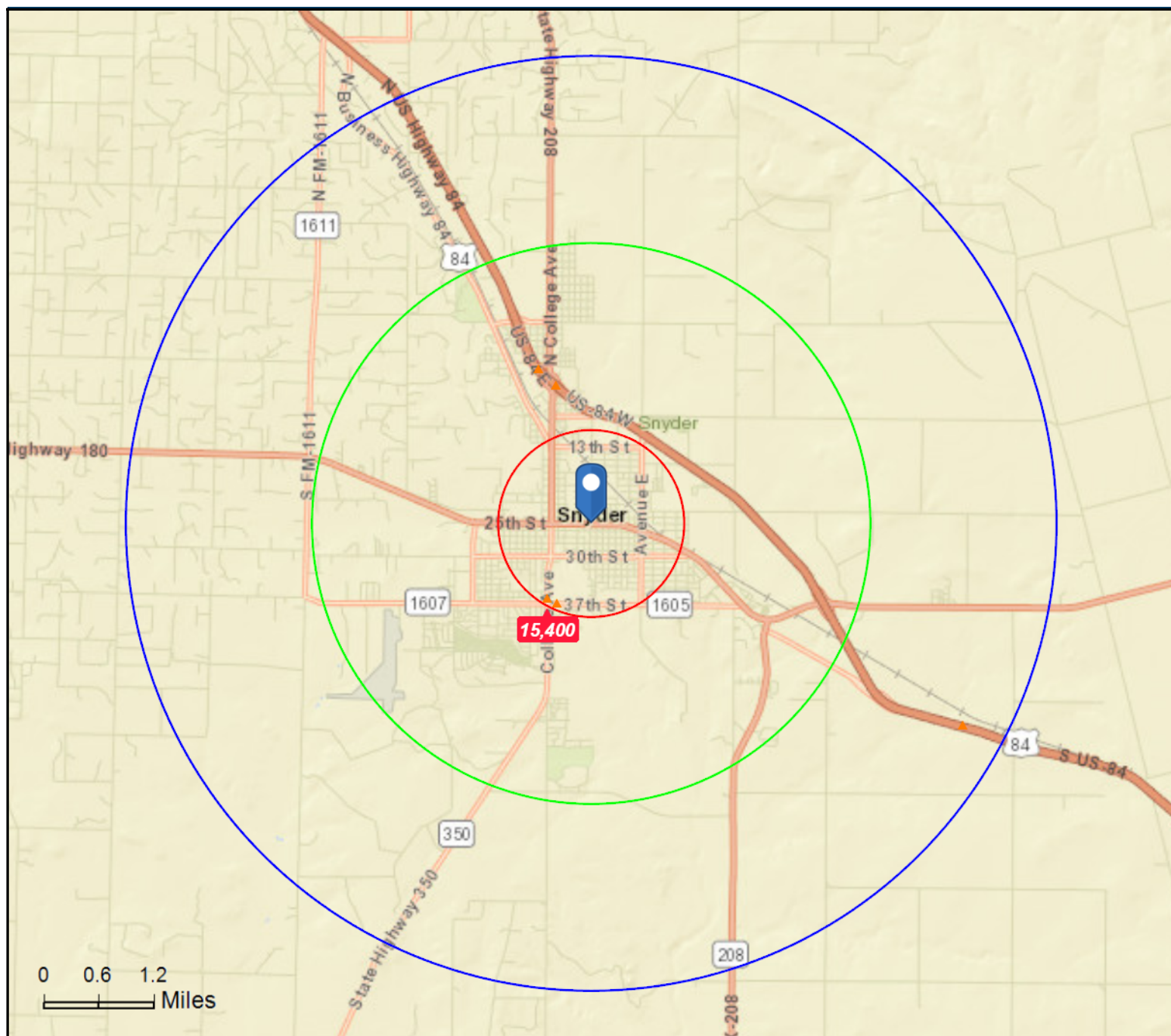


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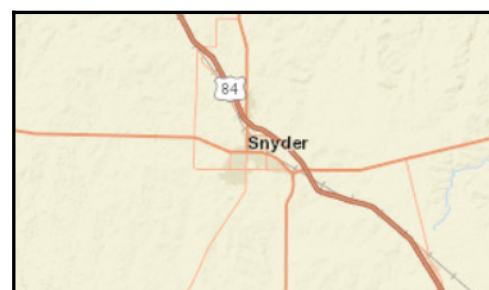
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Average Daily Traffic Volume

- ▲ Up to 6,000 vehicles per day
- ▲ 6,001 - 15,000
- ▲ 15,001 - 30,000
- ▲ 30,001 - 50,000
- ▲ 50,001 - 100,000
- ▲ More than 100,000 per day

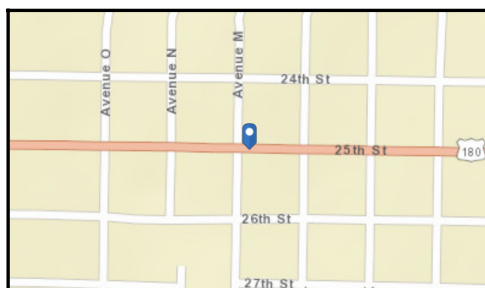
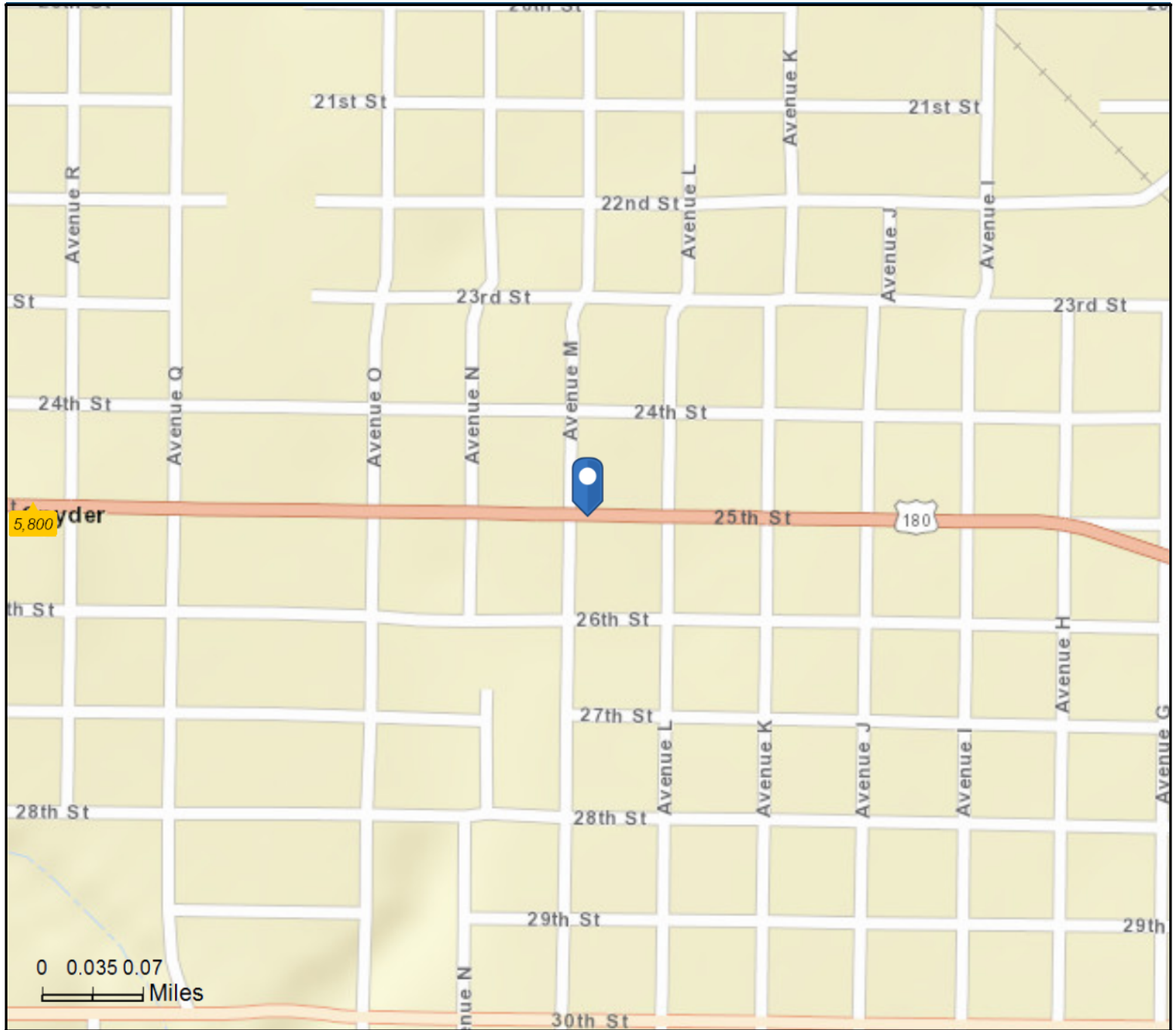


Source: ©2019 Kalibrate Technologies (Q1 2019).

Traffic Count Map - Close Up

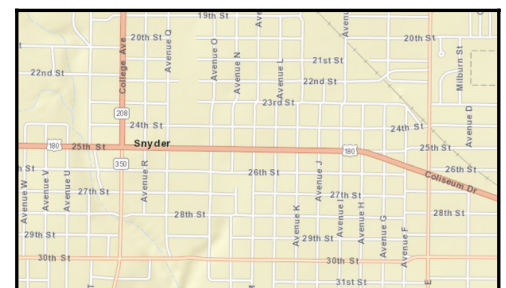
1212 25th St, Snyder, Texas, 79549 2
 1212 25th St, Snyder, Texas, 79549
 Rings: 1, 3, 5 mile radii

Prepared by Esri
 Latitude: 32.71705
 Longitude: -100.91105



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September 26, 2019