

F.A Motorcars Portfolio

SAN ANTONIO, TX



OFFERING MEMORANDUM

KW COMMERCIAL
1717 N Loop 1604 E
San Antonio, TX 78232

PRESENTED BY:

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SAN ANTONIO, TX

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F.A MOTORCARS PORTFOLIO

PROPERTY INFORMATION

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EXECUTIVE SUMMARY

PROPERTY DESCRIPTION

PROPERTY DETAILS

ADDITIONAL PHOTOS

ADDITIONAL PHOTOS

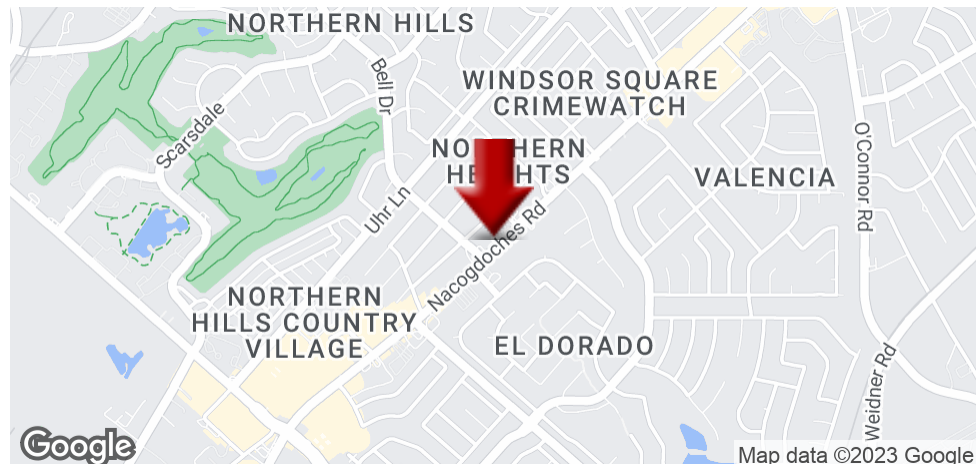
ADDITIONAL PHOTOS

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ADDITIONAL PHOTOS

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Executive Summary



OFFERING SUMMARY

SALE PRICE:	\$1,250,000
NUMBER OF UNITS:	2
LOT SIZE:	1.42 Acres
BUILDING SIZE:	5,574
RENOVATED:	2006
ZONING:	C3R
PRICE / SF:	\$224.26

PROPERTY OVERVIEW

Incredible opportunity to own this portfolio on Nacogdoches Rd. Includes 5 lots and 2 buildings. Potential to split up any way you'd like. Currently being used as an event center and church. Could be a great daycare, VFW, Bingo, Wedding venue, Office, Retail or Flex space. This area is fenced and would also serve a great contractors yard or fleet storage. Gorgeous finish out. Car Sales lot on corner. MTM. This property is perfect for investment or owner / user. Zoned C3R and C3NA. See Virtual Tour

PROPERTY HIGHLIGHTS

Property Description

PROPERTY OVERVIEW

Incredible opportunity to own this portfolio on Nacogdoches Rd. Includes 5 lots and 2 buildings. Potential to split up any way you'd like. Currently being used as an event center and church. Could be a great daycare, VFW, Bingo, Wedding venue, Office, Retail or Flex space. This area is fenced and would also serve a great contractors yard or fleet storage. Gorgeous finish out. Car Sales lot on corner. MTM. This property is perfect for investment or owner / user. Zoned C3R and C3NA. See Virtual Tour

LOCATION OVERVIEW

Located in Northeast San Antonio.



Property Details

SALE PRICE

\$1,250,000

LOCATION INFORMATION

Building Name	F.A Motorcars Portfolio
Street Address	12823 Nacogdoches Rd
City, State, Zip	San Antonio, TX 78217
County/Township	Bexar
Cross Streets	Erin Blvd

BUILDING INFORMATION

Building Size	5,574 SF
Building Class	B
Occupancy %	50%
Tenancy	Multiple
Number Of Floors	1
Year Built	1980
Last Renovated	2006
Load Factor	Yes
Roof	Metal
Free Standing	Yes
Number Of Buildings	2

PROPERTY DETAILS

Property Type	Office
Property Subtype	Office Building
Zoning	C3R
Lot Size	1.42 Acres
APN#	157000100060
Corner Property	Yes
Waterfront	Yes

PARKING & TRANSPORTATION

UTILITIES & AMENITIES

Security Guard	Yes
Handicap Access	Yes
Freight Elevator	Yes
Centrix Equipped	Yes
Leed Certified	Yes

Exterior Of Event Center/Church



Front of Event Center/Church



Back of Event Center/Church



Parking Lot Of Event Center/Church



Street View of Property

Interior Of Event Center/Church



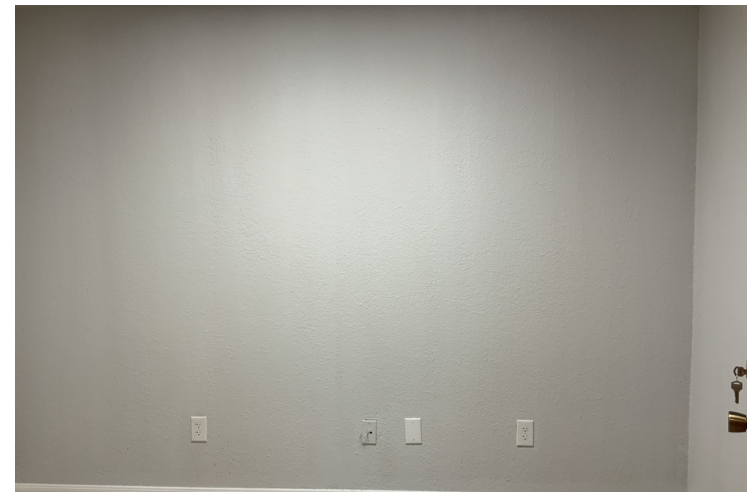
Front of Event Center/Church



Back of Event Center/Church



Caption 3



Caption 4

Interior Of Event Center/Church



Front of Event Center/Church



Back of Event Center/Church



Caption 3



Caption 4

Interior Of Event Center/Church



Front of Event Center/Church



Back of Event Center/Church



Caption 3



Caption 4

Interior Of Event Center/Church



Front of Event Center/Church



Back of Event Center/Church



Caption 3



Caption 4

Exterior Of Car Dealership



Front of Event Center/Church



Back of Event Center/Church

F.A MOTORCARS PORTFOLIO

LOCATION INFORMATION

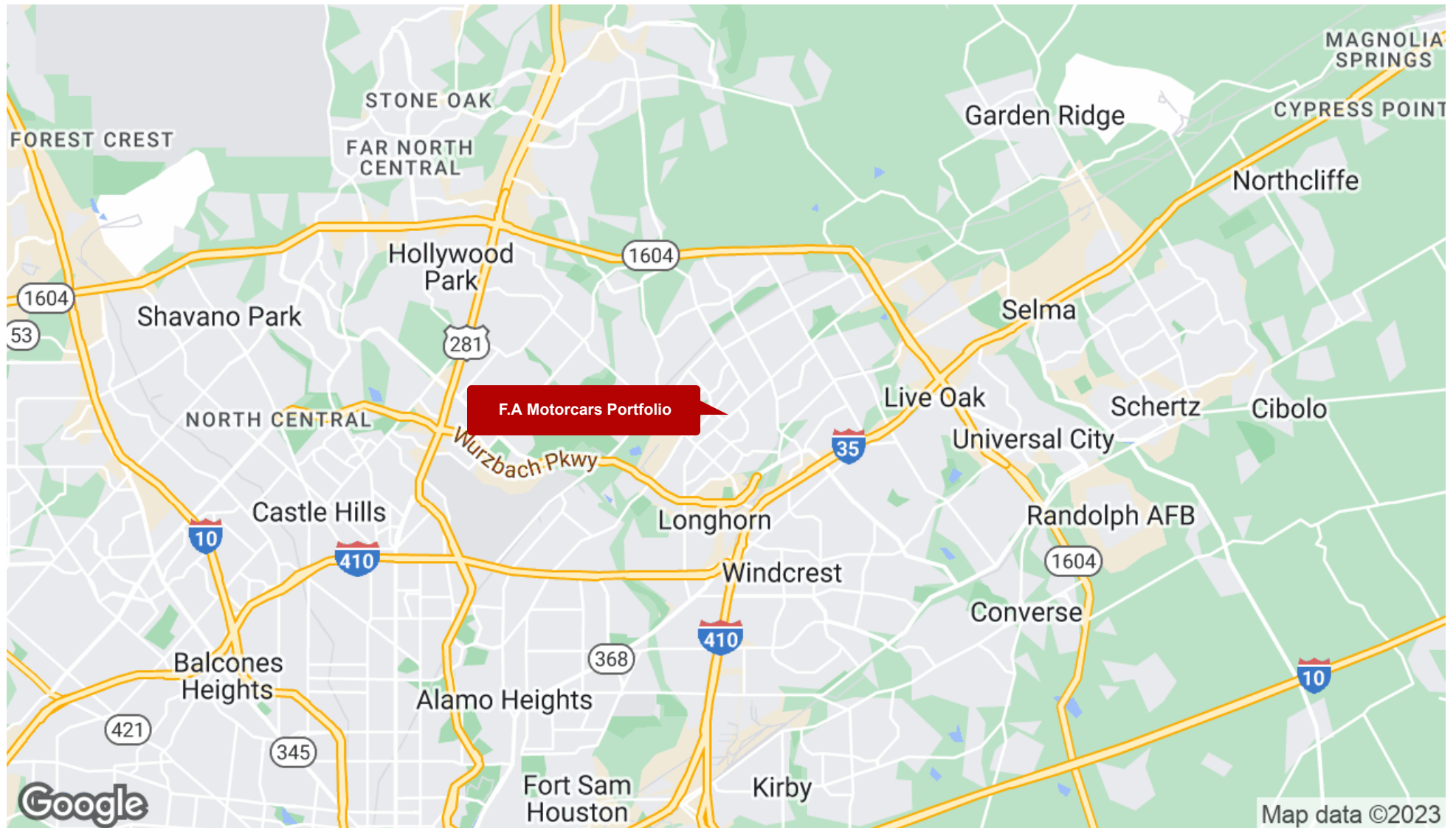
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REGIONAL MAP

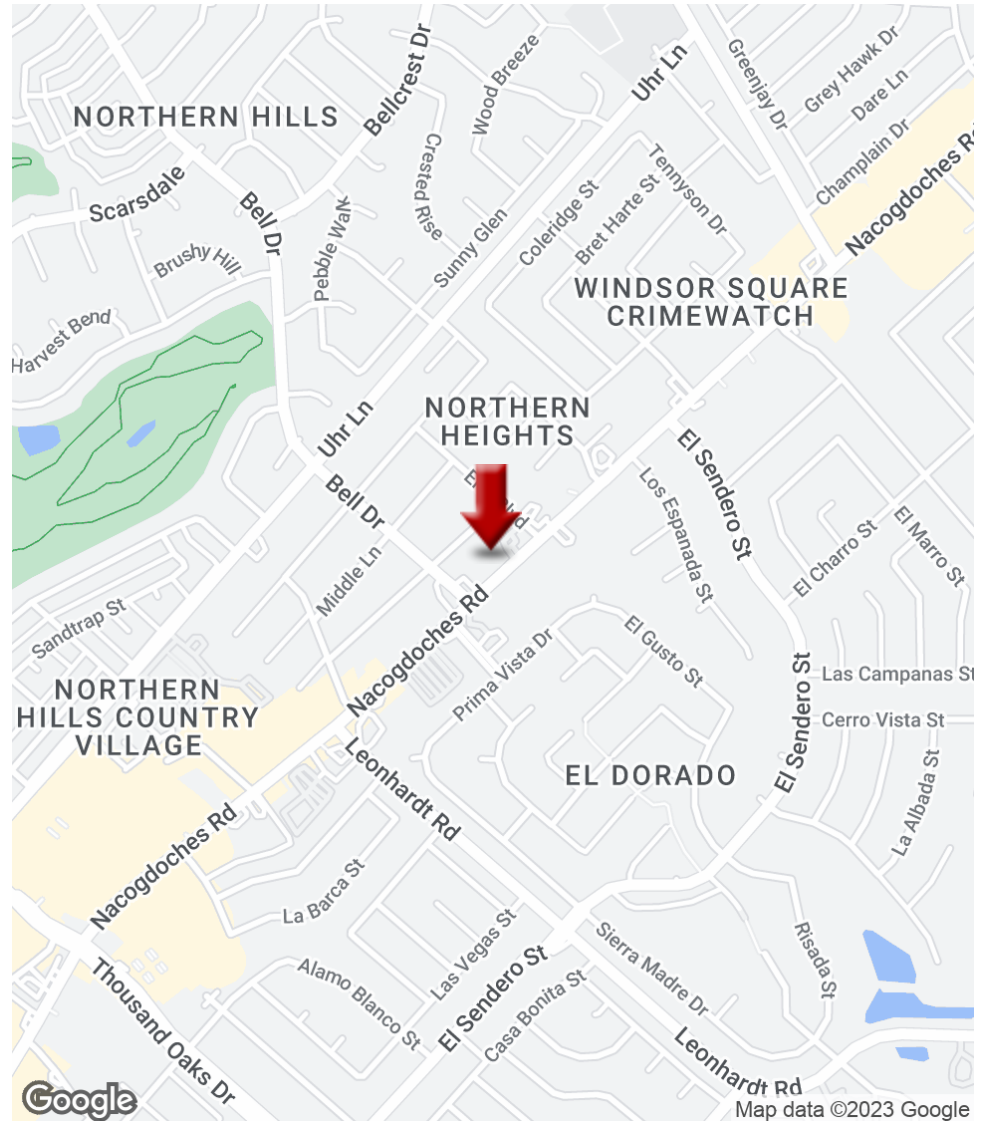
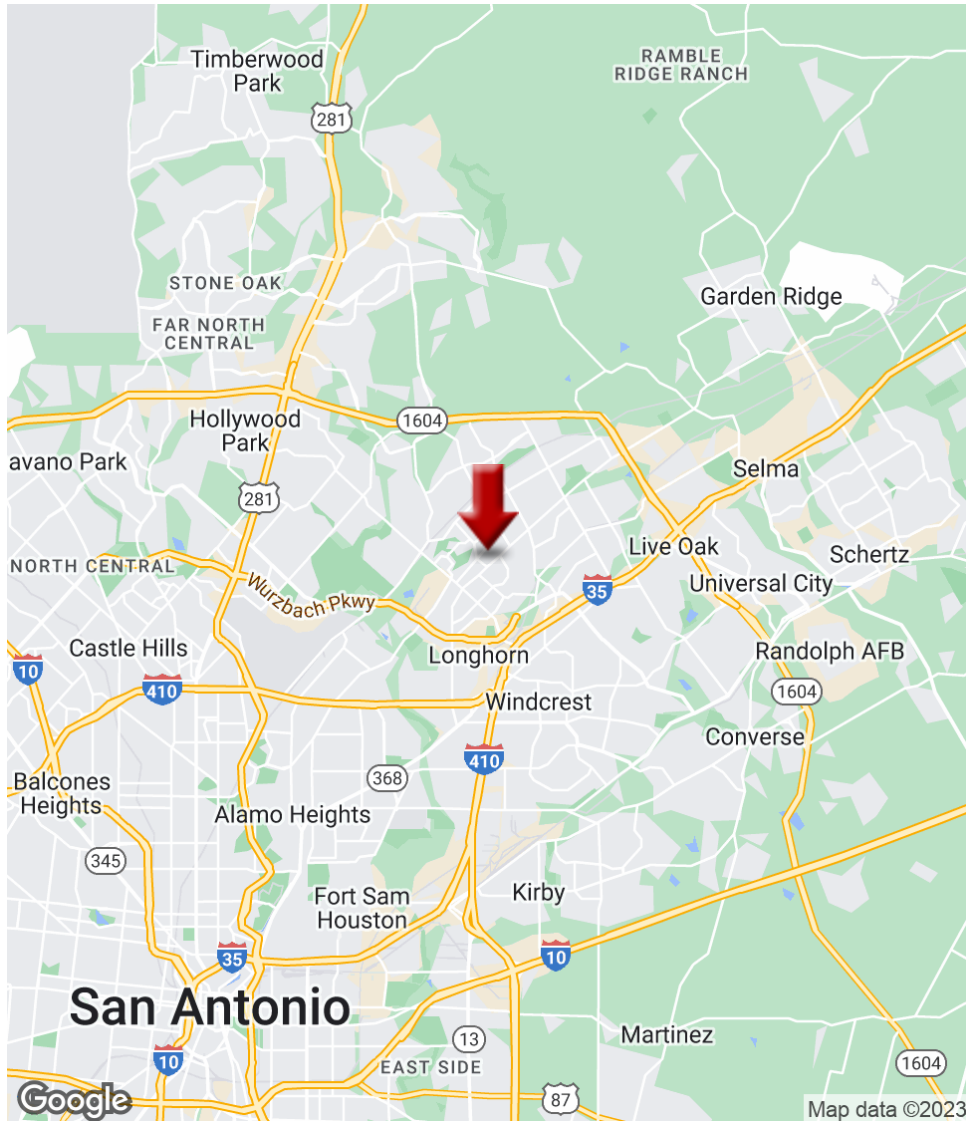
LOCATION MAPS

AERIAL MAP

Regional Map



Location Maps



Aerial Map



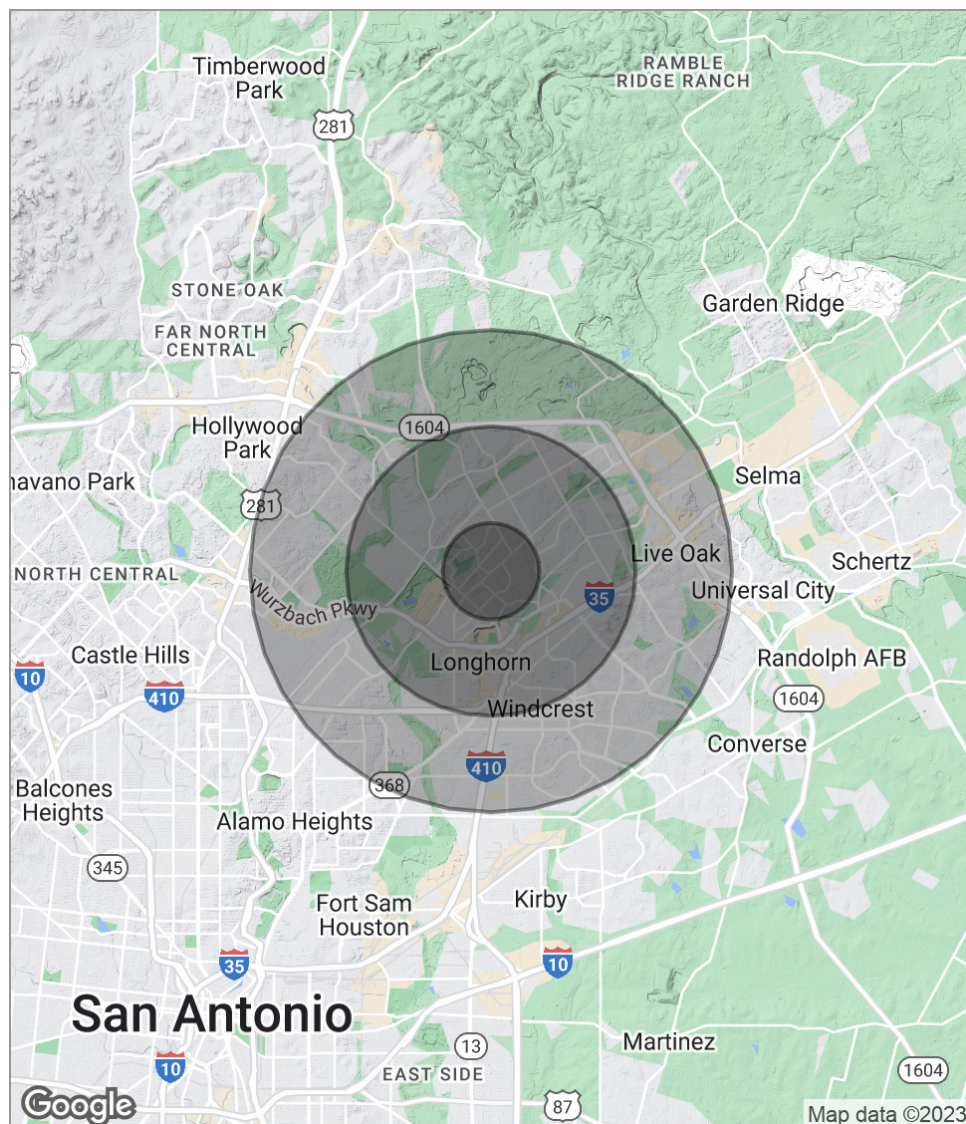
F.A MOTORCARS PORTFOLIO

DEMOGRAPHICS

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DEMOGRAPHICS MAP

Demographics Map



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	11,977	97,910	230,468
Median Age	36.3	34.7	35.1
Median Age (Male)	33.2	32.7	33.2
Median Age (Female)	40.2	36.9	36.9

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	4,468	36,807	87,621
# Of Persons Per HH	2.7	2.7	2.6
Average HH Income	\$65,548	\$65,142	\$66,689
Average House Value	\$114,776	\$127,022	\$138,524

* Demographic data derived from 2020 ACS - US Census