Central Business District Office For Sale or Lease

1209 E. BELKNAP STREET FORT WORTH, TX 76102





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LEASE RATE & STRUCTURE
SALE PRICE

\$20.00/ SF NNN \$1,650,000.00

PROPERTY FEATURES

Building Size: 5,116 SF

Property Size: 0.551 AC (24,000 SF)

- 3 Suites (all can be combined)
- Free Standing Building
- 19 Parking Spaces (3.72/1,000 SF)
- 6 Covered Spaces
- Built 1974 (Renovated 2019)
- Zoned "H" Central Business District
- Highly Visible with Building Signage Available

LOCATION FEATURES

The property is located just east of downtown Fort Worth on Belknap Street. Close access to dining and other downtown Fort Worth attractions. The property provides quick access to most all major freeways in Fort Worth including, I-35W, Hwy 121, I-30 and I-20.

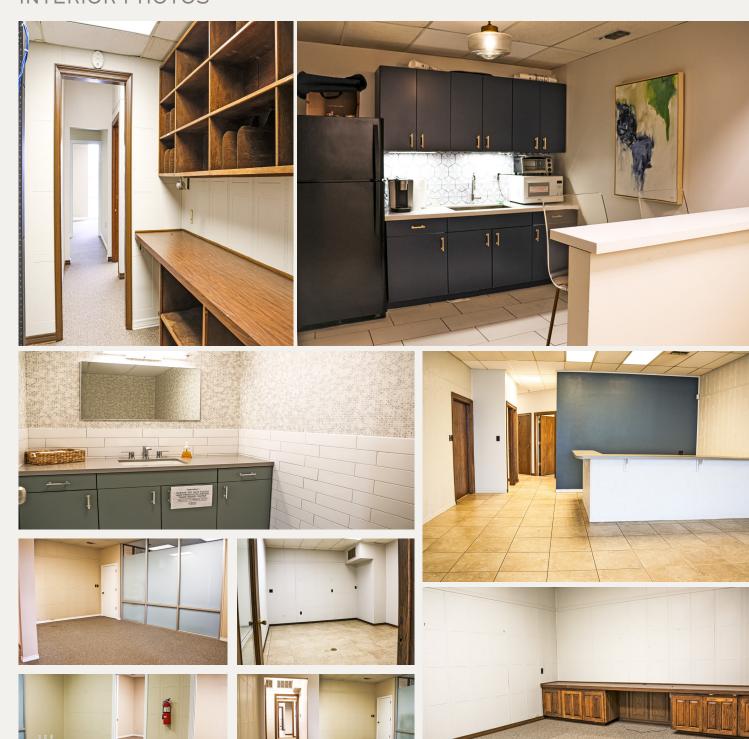
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LancarteCRE.com 2627 Tillar Street, Suite 121 | Fort Worth, TX 76107



INTERIOR PHOTOS





Daniel Shelley dshelley@lancartecre.com | 512-461-5363

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EXTERIOR PHOTOS







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LANCARTE

COMMERCIAL

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