

MOTE & ASSOCIATES, INC

Commercial Real Estate for Southwest Dallas

For Sale or Lease

±5,982 SF
Office/Showroom

910 S. Cedar Ridge, Duncanville



SALES PRICE:

\$280,000.00

LEASE RATE:

\$2,000.00 MO

ZONING:

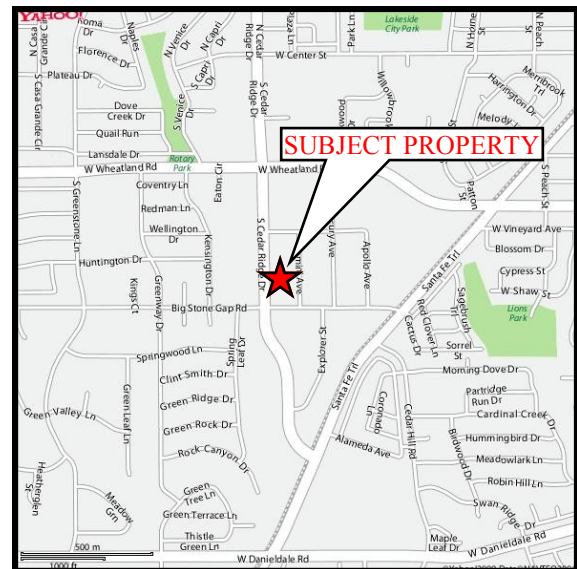
LOCAL RETAIL-2

LOCATION:

MAPSCO 72-E
EASY ACCESS
ON/OFF I-20

PROPERTY FEATURES:

- ±.38 ACRE LOT
- ±5,982 SF OFFICE/SHOWROOM WITH WAREHOUSE
- 12 PARKING SPACES
- ±2,412 SF OFFICE/SHOWROOM
- ±3,570 SF WAREHOUSE WITH 1-10'X10'OHD
- YEAR BUILT 1978
- 15'7" EAVE HEIGHT—CLEAR SPAN
- 1 LG OPEN OFFICE/SHOWROOM, 2 OFFICE, 2 RESTROOM, AND WAREHOUSE
- TRAFFIC COUNT 7,012 VEHICLES PER DAY (SOURCE: CITY OF DUNCANVILLE TRAFFIC COUNTS)



Offered for sale or Lease exclusively by:

Mote & Associates, Inc.

Contact: Bill Mote

515 N. Cedar Ridge, Suite 9 • Duncanville, Texas 75116

972-296-2856 • fax 972-709-4170

bmote@moteandassociates.com

All information has been obtained from a source deemed reliable but is not guaranteed, and broker makes no warranties of any kind with respect to accuracy of such information. All square footage/acreage is based on information obtained from county data records. Price subject to change without notice.

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Aerial

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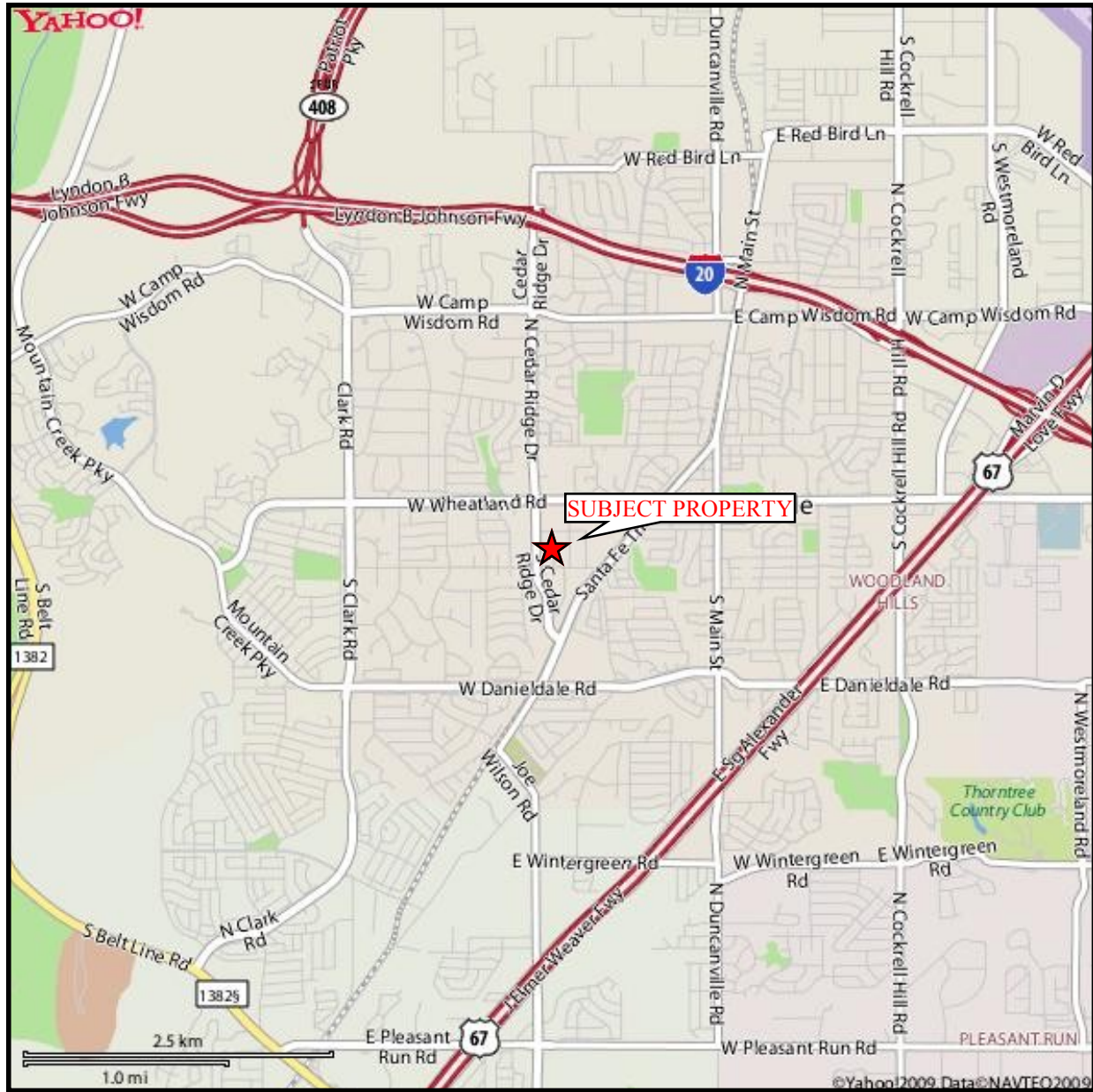
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