

Commercial Detail

SubType

Price

MLS number

Unimprov

1,388,360

3874



S.H.		155
RoadTyp	SH	Subdiv No
Avl/Pos	@ closing	

Legal	Contact office for legal.		
Status	Active	Recent Change	New Listing
Exterior	N/A	I.S.D.	Palestine
LotSqFt	1,511,924	Acreage	34.7
LandDim	Irregular	County	Anderson
Tax/SCE	\$2,750.00 ('06), Own	Exemptions	None
City	Palestine	Year Built	0000
Zip	75801	State	TX Zone
X Street	Loop 256	Htng/Cooling	None
StndtFtr	Excellent for commercial development.		

NarrtveDscrptn

34.709 acres of excellent property for commercial, apartments, retail. Situated at busy intersection of two state-maintained highways. 1.5 miles form UTP campus. Apartment complex across the street. Ripe for new development. All wooded which will lend itself to great landscaping. Proposed site plans on file. Sewer easement on property.

Directions: From intersection of U.S. 79 and Loop 256, go north on 79 to S.H. 155 exit.
Property straight ahead on NW corner.

BusName	N/A	AirPhoto	Yes	#HtgUnits	0	H/C SqFt	0.0
BusType	N/A	PlnsOnFil	Yes	A/C Type	None	H/C SF Srce	Broker
OrgnzedAs	N/A	Struct#1	----	A/C Cap	0	PriceOfRE	1,388,360
YearsInOp		Struct#2	----	#A/CUnits	0	BsInvAvail	N/A
Misc1	Creek	Struct#3	----	Sprinklrd	N/A	PrOfBsInv	
FireDist	No	Struct#4	----	Emer Gen	N/A	BusPPAvl	N/A
PrincipUse	Apartments, R	Struct#5	----	ElcSvcTp	Any type	PrOfBusPP	
PrpCndSt	Yes	Struct#6	----	ADA Accs	No	TrdFixAval	N/A
#Buildings	0	Struct#7	----	Sec Sys	N/A	PrOfTrFixt	
#Stories		Struct#8	----	TchReady	N/A	LseExpDate	
Constructn	N/A	Struct#9	----	KitchnFac	N/A	Sublseable	N/A
Foundatn	N/A	Struct#10	----	#MnsRms	0	SgnNoCmp	Yes
ExtWalls	Stone	RoadSurf	Asphalt	#LdsRms	0	FinancIsAv	N/A
Roof	N/A	NrstUSHw	U.S. 79	#PassElvtr	0	AnnHazIns	
Floors	N/A	NrstIntst	I-20	#FrtElevtr	0	WaterSup	Palestine
ParkingSF	0.0	RRAccess	No	#Escalator	0	AvgWater	
#PrkgSpc	0	TotalSF	0.0	Feature#1	Woods	Sewer	Municipal
PrkgSurfc	N/A	OfficeSF	0.0	Feature#2	Sewer	ElecCo	TXU
CovrdPkg	N/A	RetailSF	0.0	Feature#3	S.H. 155	AvgElec	
#OHDoors	0	WrhseSF	0.0	Feature#4	Loop 256	GasCo	Unknown
OHDrHgt		ManufSF	0.0	Feature#5	Creek	AvgGas	
#Docks	0	OtherSF	0.0	Feature#6	----	PhoneCo	Unknown
#Ramps	0	WhseClrnc	0.0	Feature#7	----	SanSrvce	Municipal
Misc2	Sewer	Fencing	None	Feature#8	----	DeedRestr	No
LandSize	34.709	HeatType	N/A	Easements	Utility	Minerals	Negotiable
PlatOnFile	Yes	HtngCap	0.0	EPAIssues	None Known		