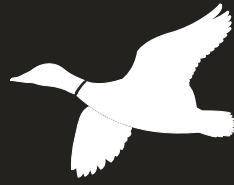


Exclusively Offered by:

Hagan Baker

www.DrakeTexas.com



DRAKE
REAL ESTATE & INVESTMENTS



Central Business District Professional Office

502 S. Spring Street Tyler, TX 75702

- Professional office space
- Approx. 1,379 sf on 0.158 +/- ac.
- Brick veneer, pier and beam, composite shingle roof
- Built in 1932
- Roof and structure in exceptional condition
- Property has foyer, three offices, conference room, full bath and full kitchen
- Great landscaping
- 7 parking spaces

For Sale - \$150,000

1537 E. Grande Blvd., Suite 400 Tyler, TX 75703

903-581-3737

CBD PROFESSIONAL OFFICE



Office Features

- Off-street parking in front and rear of property
- New double pane windows throughout the building
- New electrical and plumbing
- Completely gutted and remodeled in 2013
- Class A office space
- Original hard wood floors



Hagan@DrakeTexas.com

For Sale - \$150,000

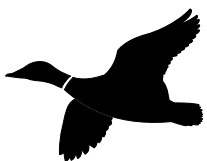
The information contained herein was obtained from sources believed to be reliable; however, Drake Real Estate & Investments makes no guarantees, warranties or representations as to completeness or accuracy thereof. The presentations of this property for sale, rent, or exchange is subject to errors, omissions, change of price or conditions of prior sale or lease, or withdrawal without notice.

CBD PROFESSIONAL OFFICE



Location Features

- Located a half mile from the courthouse in Tyler's Central Business District
- Great location for attorney or professional office user



Hagan@DrakeTexas.com



For Sale - \$150,000

The information contained herein was obtained from sources believed to be reliable; however, Drake Real Estate & Investments makes no guarantees, warranties or representations as to completeness or accuracy thereof. The presentations of this property for sale, rent, or exchange is subject to errors, omissions, change of price or conditions of prior sale or lease, or withdrawal without notice.