

**206 Cherokee St.  
Longview, TX 75604**

**FOR LEASE**

**Property Details**



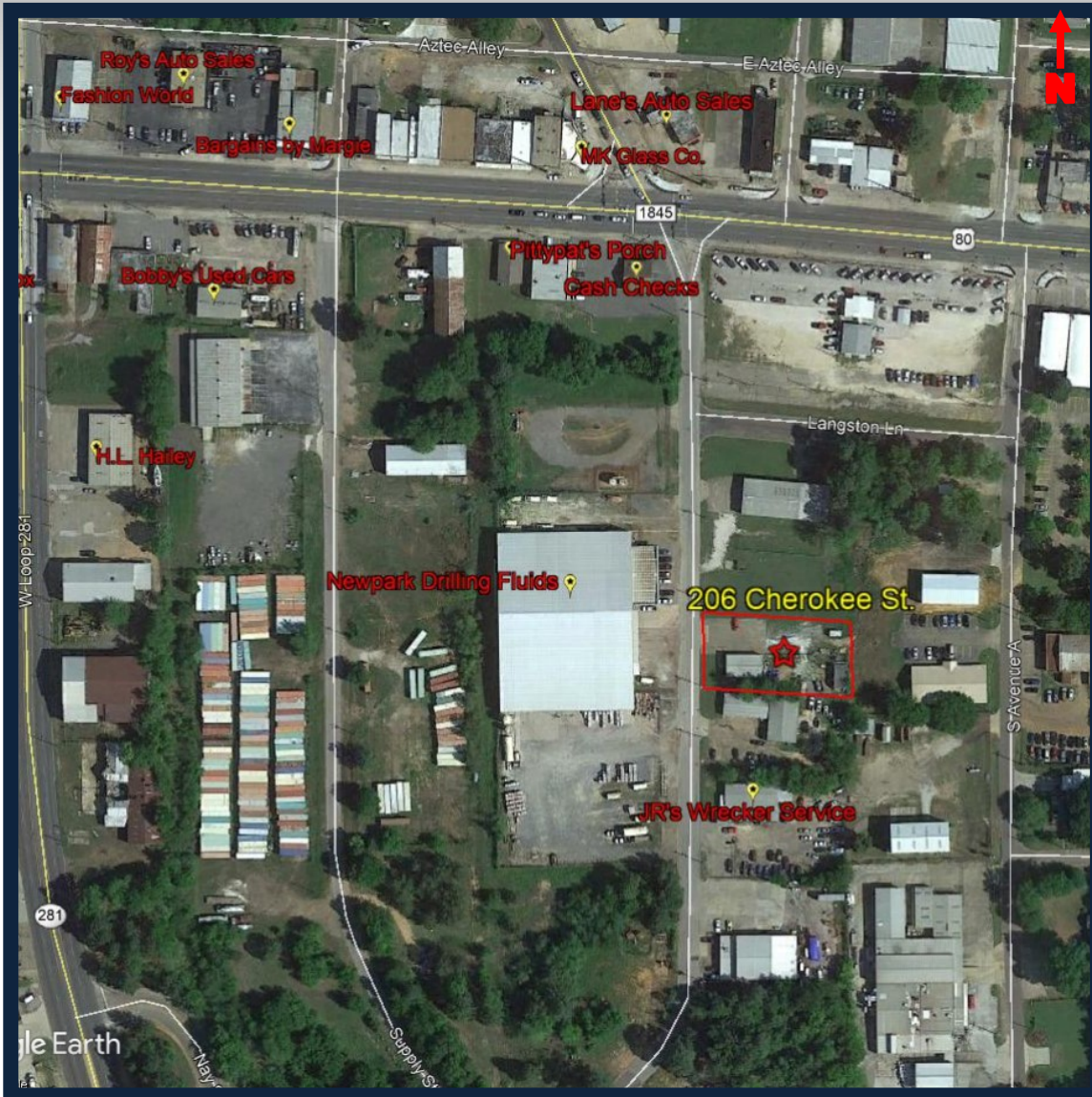
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|--------------------|------------------|
| Description:       | Office/Warehouse |
| Total Sq. Ft.:     | 1,500            |
| Office Sq. Ft.:    | 540              |
| Acres:             | .60              |
| Zoning:            | Commercial (C-2) |
| Parcel (R#):       | 49522            |
| Eave Height:       | 12'              |
| Grade Level Doors: | 1 - 12' x 10'    |
| Year Built:        | 1993             |
| Year Renovated:    | 2018             |
| Yard:              | Fenced           |

Subject property is a Great Office/Warehouse/Shop on a .6 acre tract with a small fenced yard and additional storage building on rear of property. Property is located one block off of Hwy 80 and 2 blocks from Loop 281. Building has been Recently Upgraded.

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**Contact Information:**



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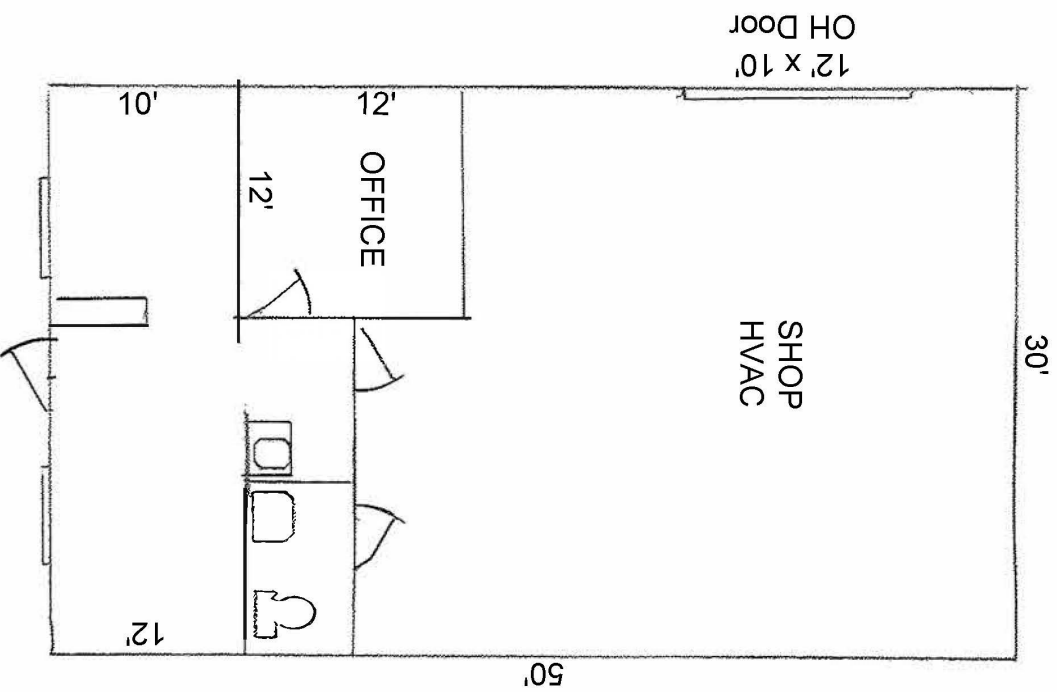
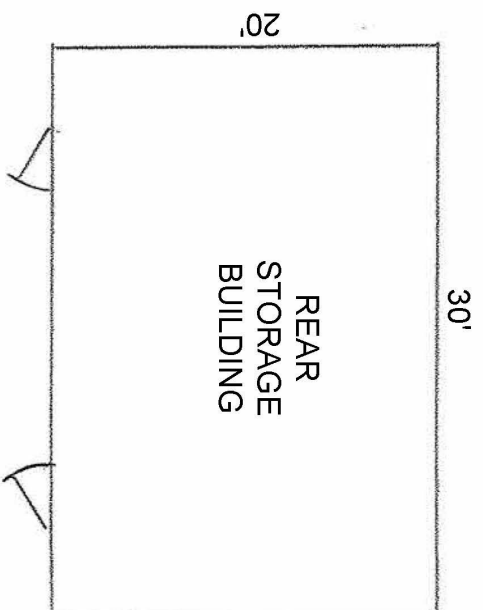


**LENHART**



Although this information has been acquired with customary care from sources deemed to be reliable, Broker makes no guarantees with regard to prices, interim sales, withdrawal from market as well as other events over which Broker has no influence or control. Furthermore, no guarantees are given with regard to the value of this investment proposal, and the Broker recommends the potential buyer consult with advisors for the business, tax and legal aspects before making a final decision.

# 206 CHEROKEE ST. FLOOR PLAN



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