

RETAIL

1404 W Wilson

BORGER TX



**Building Size:** 66,839 Sq Ft

**Lot Size:** 8.45 Ac

**Price:** \$1,900,000 or  
\$4.75 per sq ft.

**Zoned:** GR

Previous known as Walmart prior to new super store being built. Current lease to Walmart expires 1/31/2017. Annual income is \$280,482.00 NNN. Excellent retail area with outstanding visibility and good traffic.

**Tom Roller, CCIM**

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Square footage representations are derived from third parties including the Potter-Randall County Appraisal District, specific property appraisals, builder plans, or architect/designer plans. Coldwell Banker First Equity, Realtors has not verified these square footages and makes no guarantee or warranty of square footage data.

