

Restaurant Building with Single-Drive-Thru and Parking in High-Traffic Corner of 1631 East Price Road and Sloss Dr; Brownsville, TX 78521; FOR LEASE (NNN)

Construction: 2,145 SqFt **Land:** 0.755 Acres or 32,887 SqFt

Website: <https://search.nexusrgv.com/idx/details/listing/b572/29734271/1631-E-PRICE-RD-BROWNSVILLE>

Highlights: Aprox 1,000 ft from US Highway 77
Lease calls for zero landlord obligations
Sits on a highly visible hard corner with a signalized intersection
Situating near 2 shopping centers

Street Traffic: 20,433 Annual Average Daily Traffic according to TxDOT 2019
http://www.ms2soft.com/tcds/?loc=Txdot&mod=tcds&local_id=31UR939

Zoning H - General Retail (4C)
Parking Spaces: 21 Aprox PLUS additional piece of land
PropertyType: Retail - Stand Alone Building in a Stand Alone Parcel
Sub-Type: Restaurant

Other:
Zipcode Population 93,818 <https://www.unitedstateszipcodes.org/78521/>

Nearby Retailers: Stars, Burger King, Jack in the Box, First Cash Pawn, Globo Supermarket
International Bingo, Metro Pcs, Family Dollar, Tuesday Morning
Planet Fitness, Big Lots, Harbor Freight Tools, CSL Plasma, Cricket
North Park Plaza

Updated: 10/14/22





