

OFFICE/FLEX WAREHOUSE BUILDING

5351 BREWSTER DRIVE

SAN ANTONIO TEXAS, 78233

EXECUTIVE SUMMARY

LOCATION: Property addressed at 5351 Brewster Drive, San Antonio, Texas 78233; located in the Weidner Road Subdivision, Weidner West of IH-35 North in the Northeast section of the City. Situated close to the new Wurzbach Parkway.

SITE: The site comprises of 30,200 square feet (.69 Acres) of land, slightly irregular (148 x 280 x 125 x 201) in shape, with 280' of frontage on the North side of Brewster Drive.

IMPROVEMENTS: Property improved with one story, 10,200 sq. ft. building of Tri-Plex design, with 10 ft. high walls of tilt wall construction and covered with a metal roof. Building is a three suite layout, 5,000 sq. ft. of which is office space; remainder is warehouse with access provided by four overhead doors. Building is supplied with central heat and air. Adjacent yard is fenced.

ZONING: I-1 Industrial

LEGAL: Lot 16, Block 1, NCB 16450

LEASING TERMS: **Lease Rate: \$5,500 Per Mo.**

SALE PRICE: \$595,000

FOR MORE INFORMATION CALL

(210) 535-1181

OFFICE/SERVICE/WAREHOUSE
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