

Agent Full Report

MLS#: **13989112** **Active** **2001 E Lamar Boulevard #140** **Arlington** **76006-7301** LP: **\$680,000**



Category:	Commercial	Type:	COM-Sale	Orig LP:	\$680,000
Area:	82/1			Low:	
Subdv:	Brookhollow Arlington Add			\$/Gr SqFt:	\$112.73
County:	Tarrant	Lake Name:			
Country:	United States				
Parcel ID:	05954428	Plan Dvlpmnt:	GOVERNORS ROW		
Lot:	3R1	Legal:	BROOKHOLLOW/ARLINGTON ADDITION BLOCK 10R LOT		
Multi Prcl:	No	MUD Dst:	No	Unexempt Taxes:	

Building SqFt:	6,032 / Tax	Appraiser Name:		Yr Built:	1985 / Preowned
Gross SqFt:	6,032	Zoning:	COM-NEC	# Units:	3
Lot SqFt:	3,049 / Tax	Multiple Zoning:	No	Stories:	2
Acres:	0.070	Lot Dimen:		Will Subdiv:	No

Business Name:
Gross Income: **\$0**
Net Income: **\$0**
Annual Expenses: **\$0**
Income/Expense Src:

Min Lease Rate(SF/MO):
Leasable SqFt: **5,800**
Leasable Spaces:
Lease Expiration Date:

Max Lease Rate(SF/MO):
Average Monthly Lease:
Spaces Leased:
Occupancy Rate:

Building Use: **Medical, Office**
Inclusions: **Land & Improvements**
Lot Size/Acreage: **Condo/Townhome Lot**
Topography: **Level**
Soil:
Road Frontage Desc: **City, Sidewalk**
Foundation: **Slab**
Construction: **Brick**
Roof: **Composition**
Walls: **Brick**
Street/Utilities: **City Sewer, City Water, Community Mailbox, Curbs, Individual Gas Meter, Individual Water Meter**
Property Association: **Assoc. Dues Mandatory**
Parking/Garage: **Open**
Features: **Computer Ready, Security Lighting**
Waterfront: **No**
Dock Permitted: **No**

Alarm/Security Type:
Ceiling Height/Type: **8 to 10 Feet**
Flooring: **Carpet**
Heating/Cooling: **Central Air-Elec, Central Heat-Elec**
Energy Efficiency: **Programmable Thermostat**
Green Features: **Drought Tolerant Plants**
Green Certification:
Tenant Pays: **All Utilities**
Owner Pays: **Electric, Gas, Insurance, Maintenance, Management**
Tot Annual Exp Inc:
Special Notes:
Possession: **30-60 Days, Negotiable**
Showing: **Centralized Showing Service**
Platted Wtrfm Bound:
Lake Pump:

Property Description: **OWN A PIECE OF HISTORY, FORMERLY SENATOR CHRIS HARRIS'S OFFICE THAT IS IN VERY CLOSE PROXIMITY TO ALL THE MAJOR RETAILERS, RESTAURANTS AND ATTRACTIONS. PROMINATE LAMAR BLVD VISIBILITY THAT IS CONVENIENTLY CLOSE TO HIGHWAY 360 AND INTERSTATE 30 AND BALLPARK WAY. YOU WILL ENJOY THE ABUNDANT PARKING AND SIGNAGE IS AVAILABLE. ATTRACTIVE CAMPUS SETTING WITH 24 HOUR, 7 DAY A WEEK ACCESS, INDIVIDUAL CLIMATE CONTROL, CONFERENCE FACILITY AND LOCAL MANAGEMENT. OFFICE FURNITURE] FROM 360 GO WEST ON LAMAR, PROPERTY WILL BE ON THE RIGHT.**

Excludes:
Public Driving
Directions:
Private Remarks:

SUB: **0%** BAC: **3%** Var: **Yes** List Type: **Exclusive Right to Sell/Lease** CDOM: **52** DOM: **52** LD: **12/14/2018** XD: **03/31/2019**
LO: **RMAX01MA RE/MAX Associates of Mansfield (817) 473-7700** Fax: **(817) 473-3504** Off Website:
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LA 2:
LA 2 Contact:
Pref Title Co: **RATTIKIN TITLE** Location: **MANSFIELD**

Call:	CSS	Appt: 817 858-0055	Owner Name:	SEE TAX
Keybox #:	0000	Keybox Type:	Combo	Seller Type:
Show Instr:			Occupancy:	Individual(s)
Surveillance Devices Present:	None			Owner



Prepared By: Pamela Payne / RE/MAX Associates of Mansfield on 2019-02-04 14:55

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