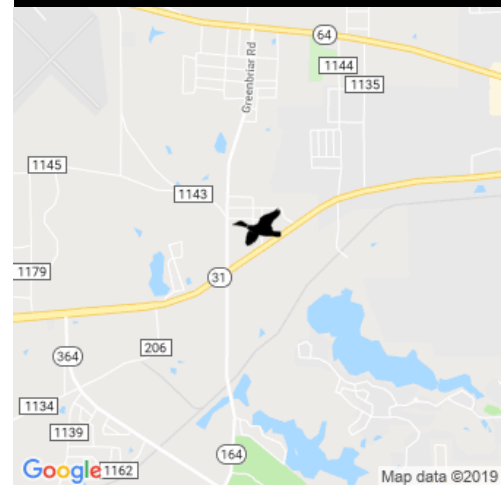


## Professional / Special Use Office Building

12496 Hwy. 31 W, Tyler, TX 75709



### LOCATION



### OFFICE BUILDING FOR SALE

Total SF: 5,380  
Total Acres: 1.09  
Sales Price: \$325,000.00 Total Price

### Features

- Approx. 5,380 sf Office Building
- Brick construction with concrete slab and metal roof
- Entry; Reception; 3 Offices; 2 Storage Rooms; A Breakroom;
- Mechanical Room; A Men's & Women's Restroom
- Teller Line; Vault; A Tile Floors; A Security system
- Built in 1975; A Signage available
- Two access drives and two drive-thru lanes
- High visibility and traffic
- Highway 31 frontage with easy access to Loop 323, Highway 64
- Outside Tyler city limits 2.3 miles west of Loop 323
- Formerly Kelly Community Federal Credit Union

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### Contact

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#### Matthew Marshall

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