

BROWNSVILLE TX SPECIAL PURPOSE FACILITY

FOR LEASE

715 Medford Avenue Brownsville, TX 78521



Daniel Galvan, SIOR, CCIM

(956) 451-2983

dgalvan@cbcriograndevalley.com

Hortencia Villarreal

(956) 459-0171

huribevillarreal@gmail.com

©2023 Coldwell Banker. All Rights Reserved. Coldwell Banker Commercial® and the Coldwell Banker Commercial logos are trademarks of Coldwell Banker Real Estate LLC. The Coldwell Banker® System is comprised of company owned offices which are owned by a subsidiary of Anywhere Advisors LLC and franchised offices which are independently owned and operated. The Coldwell Banker System fully supports the principles of the Equal Opportunity Act.



**COLDWELL BANKER
COMMERCIAL
RIO GRANDE VALLEY**

PROPERTY SUMMARY

715 N. MEDFORD AVENUE

Brownsville, TX 78521



PROPERTY DESCRIPTION

Truly One of a Kind! Words can't fully capture the potential and uniqueness of this extraordinary property. Located in one of the most desirable areas in town. Each building has 16 rooms, 7 half baths, 4 showers, 7 vanities, kitchen with appliances, laundry area (washer n dryer included). Pool, sprinkler.

PROPERTY HIGHLIGHTS

- -10.15 acres of land in the El Jardin Resubdivision
- -Airbnb-approved with all zoning requirements in place
- -Spacious pool and entertainment area, ideal for events or gatherings
- -Ample acreage for retreats, corporate housing, or group accommodations
- -Flexible use potential: medical facility, counseling center, care home, or private

OFFERING SUMMARY

Lease Rate:	Negotiable
Lease Type:	Net
NNN:	Negotiable
Lot Size	10.15 Acres
Submarket:	Brownsville
Market	Rio Grande Valley

Daniel Galvan, SIOR, CCIM

(956) 451-2983

dgalvan@cbcriograndevalley.com

Hortencia Villarreal

(956) 459-0171

huribevillarreal@gmail.com



**COLDWELL BANKER
COMMERCIAL**
RIO GRANDE VALLEY

INTERIOR PHOTOS

715 N. MEDFORD AVENUE

Brownsville, TX 78521



Daniel Galvan, SIOR, CCIM
(956) 451-2983
dgalvan@cbcriograndevalley.com

Hortencia Villarreal
(956) 459-0171
huribevillarreal@gmail.com



EXTERIOR PHOTOS

715 N. MEDFORD AVENUE

Brownsville, TX 78521



Daniel Galvan, SIOR, CCIM
(956) 451-2983
dgalvan@cbcriograndevalley.com

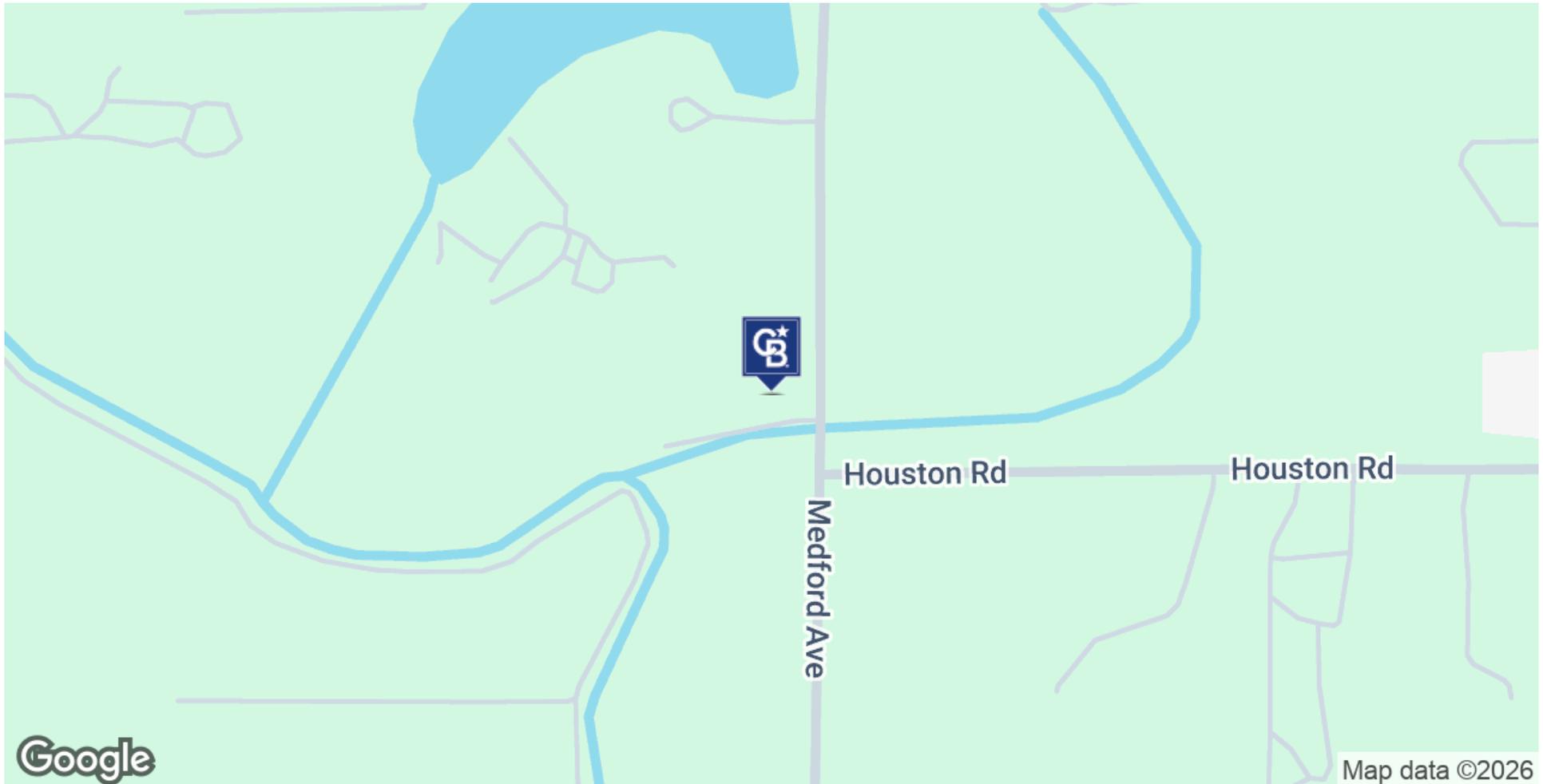
Hortencia Villarreal
(956) 459-0171
huribevillarreal@gmail.com



LOCATION MAP

715 N. MEDFORD AVENUE

Brownsville, TX 78521



Daniel Galvan, SIOR, CCIM

(956) 451-2983

dgalvan@cbcriograndevalley.com

Hortencia Villarreal

(956) 459-0171

huribevillarreal@gmail.com



**COLDWELL BANKER
COMMERCIAL**
RIO GRANDE VALLEY

BROWNSVILLE TX. SPECIAL PURPOSE FACILITY

715 Medford Avenue Brownsville, TX 78521



Daniel Galvan, SIOR, CCIM
(956) 451-2983
dgalvan@cbcriograndevalley.com

Hortencia Villarreal
(956) 459-0171
huribevillarreal@gmail.com



DEMOGRAPHICS

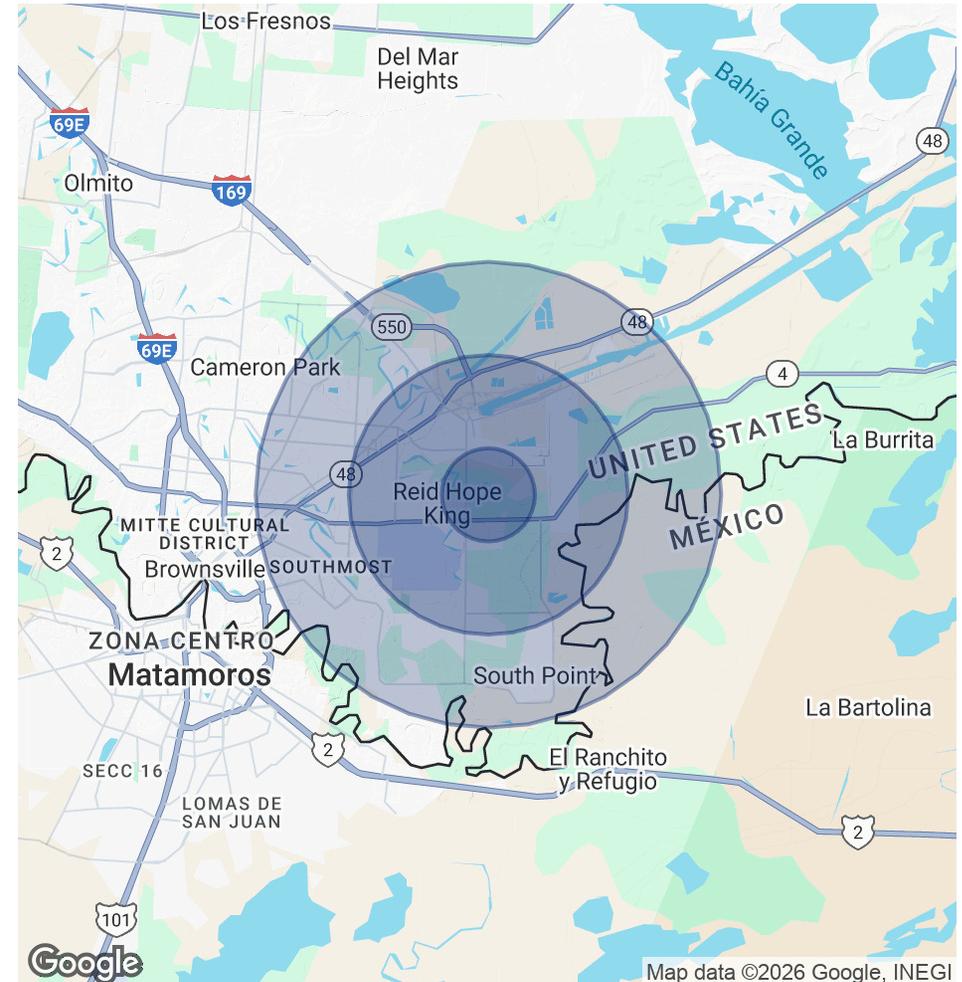
715 N. MEDFORD AVENUE

Brownsville, TX 78521

POPULATION	1 MILE	3 MILES	5 MILES
Total Population	4,173	30,148	96,422
Average Age	33	34	36
Average Age (Male)	32	33	34
Average Age (Female)	35	36	37

HOUSEHOLDS & INCOME	1 MILE	3 MILES	5 MILES
Total Households	1,096	8,547	29,415
# of Persons per HH	3.8	3.5	3.3
Average HH Income	\$53,213	\$55,066	\$62,465
Average House Value	\$109,096	\$108,446	\$127,568

Demographics data derived from AlphaMap



Daniel Galvan, SIOR, CCIM
 (956) 451-2983
 dgalvan@cbcriograndevalley.com

Hortencia Villarreal
 (956) 459-0171
 huribevillarreal@gmail.com

