

102 E. Calton Rd

Laredo, Texas

FOR SALE

FULLY LEASED MIXED-USE PROPERTY



INVESTMENT OPPORTUNITY ON CALTON ROAD – FULLY LEASED 7-UNIT MIXED-USE PROPERTY

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COMMERCIAL

1705 E. Del Mar Blvd. #106A
Laredo, Texas 78041

Property Summary

This offering presents a compelling opportunity to acquire a fully stabilized 7-unit mixed-use property located along Calton Road, one of Laredo's most active and established corridors. The property is 100% occupied and benefits from a strong, in-place tenant base, providing immediate and consistent cash flow. Its central location offers excellent accessibility, visibility, and proximity to major retail, services, and residential areas, supporting long-term rental demand. Well-maintained and in very good condition, this asset represents a turnkey investment opportunity in a high-demand rental market, ideal for investors seeking stable income and minimal operational risk.

PROPERTY OVERVIEW

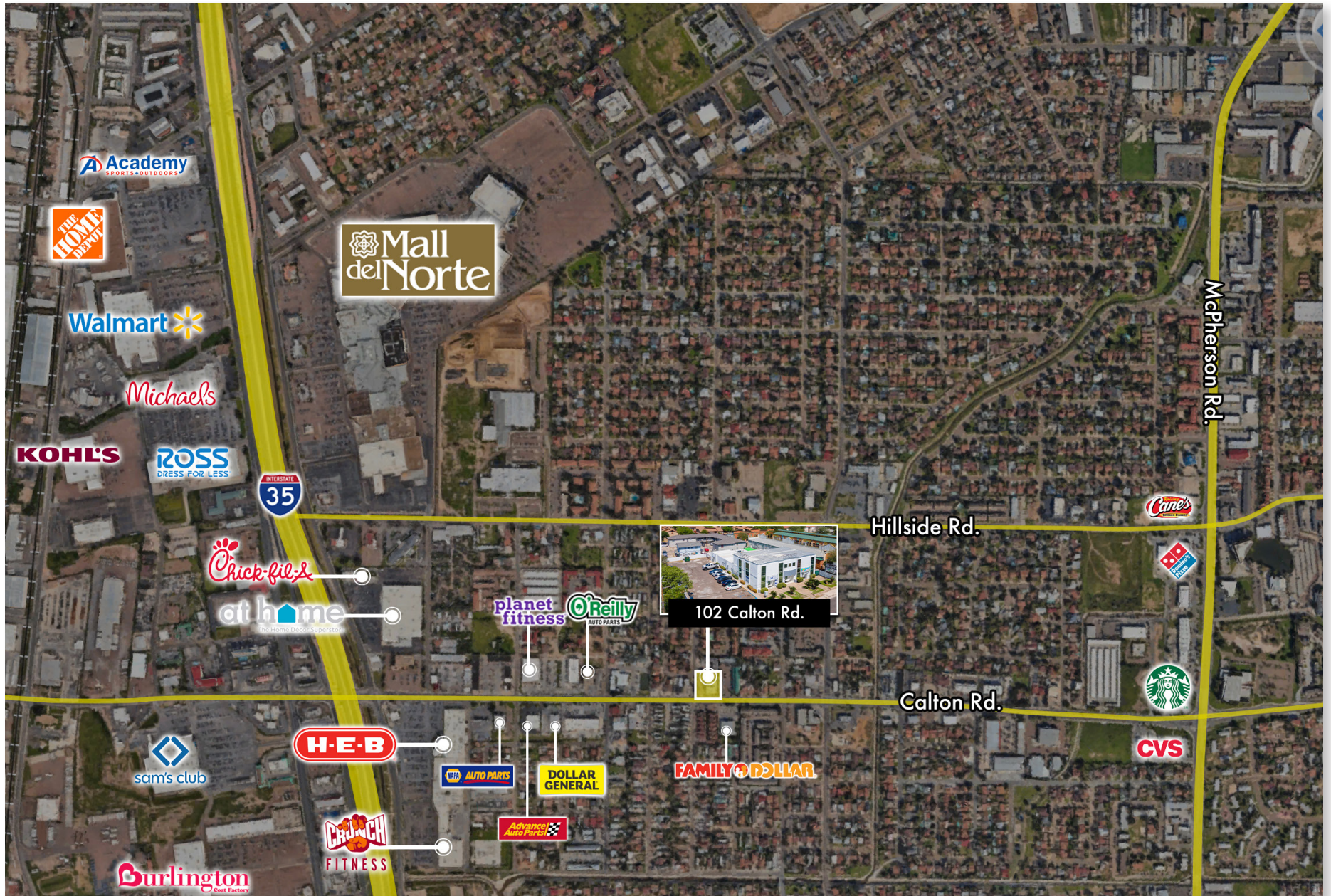
LOCATION	102 Calton Rd.
BUILDING SIZE	10,506 SF
YEAR BUILT	2006
BUILDING CLASS	Class C
PROPOSED USE:	Mixed-Use



Property **Aerial**



Property Location Map





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