

SPACE FEATURES:

- Large Retail Strip Center Situated on Most Highly Trafficked Road in Nacogdoches
- Located in North Street Commercial Hub
- Great Signage
- Ample Parking



FOR MORE INFORMATION PLEASE CONTACT:

Jonathan Dunn
713 319 4467
jdunn@cpre.com

CPRE Commercial
3505 North Street
Nacogdoches, TX 75965
(936)564-2622

PROPERTY ADDRESS:

3801 North Street
Nacogdoches, TX 75965

PREMISES & AVAILABILITY:

Suite 3: 8,774 SF (Immediate)
Suite 5-1: 2,000 SF (Immediate)
Suite 8: 7,950 SF (Immediate)
Suite 15: 2,205 SF (5/1/24)
Suite 15-C: 760 (Immediate)

TERM:

Minimum 24 months

NET RENTAL RATE:

\$12.00/SF/YR

2024 ESTIMATED OPERATING EXPENSES:

\$2.50/SF/YR

PARKING:

3.43/1,000 SF

OTHER TENANTS IN COMPLEX:

Cici's Pizza / Boot Barn /
Affordable Care / AMC Theatres /
TitleMax / Anytime Fitness

Northview Plaza Shopping Center

Total GLA- 146,474 s.f.

Nacogdoches Texas

Located at Intersection of Parker Road and North Street



