



NEW SOUTHERN  
COMMERCIAL REAL ESTATE

6826 Saratoga Blvd.  
Subject site

Saratoga Blvd

Roddfield Rd.

Airline Rd



NEW SOUTHERN  
COMMERCIAL REAL ESTATE

6826 SARATOGA  
BLVD

6826 SARATOGA BLVD  
Corpus Christi, TX 78414

LEASE

Low Cost Ground Lease Opportunity: Corpus Christi, Texas

Discover the potential of a .88 AC land parcel located at 6826 Saratoga Blvd, Corpus Christi, Texas. This prime location is an ideal spot for national credit tenants seeking to expand their footprint in a thriving market. The area boasts a robust commercial environment with major tenants within a 2-mile radius, including Walmart Supercenter, Lowe's Home Improvement, and Walgreens, among others. The land's strategic location offers high visibility and easy access, making it an attractive proposition for businesses aiming for growth and profitability. Corpus Christi's vibrant economy and growing population further enhance the appeal of this site.

ANNUAL RENT  
**\$35,000.00**

Rental Area:  
**38,333 Sq. Ft.**

Contact:

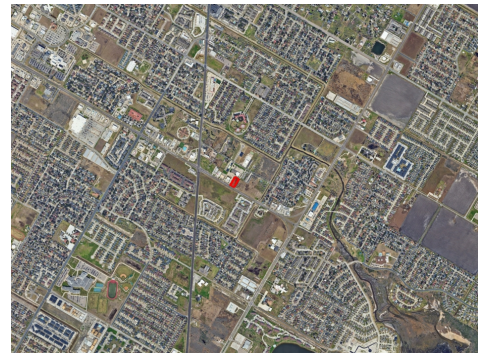
**361-834-6333**

**WADE SPENST**

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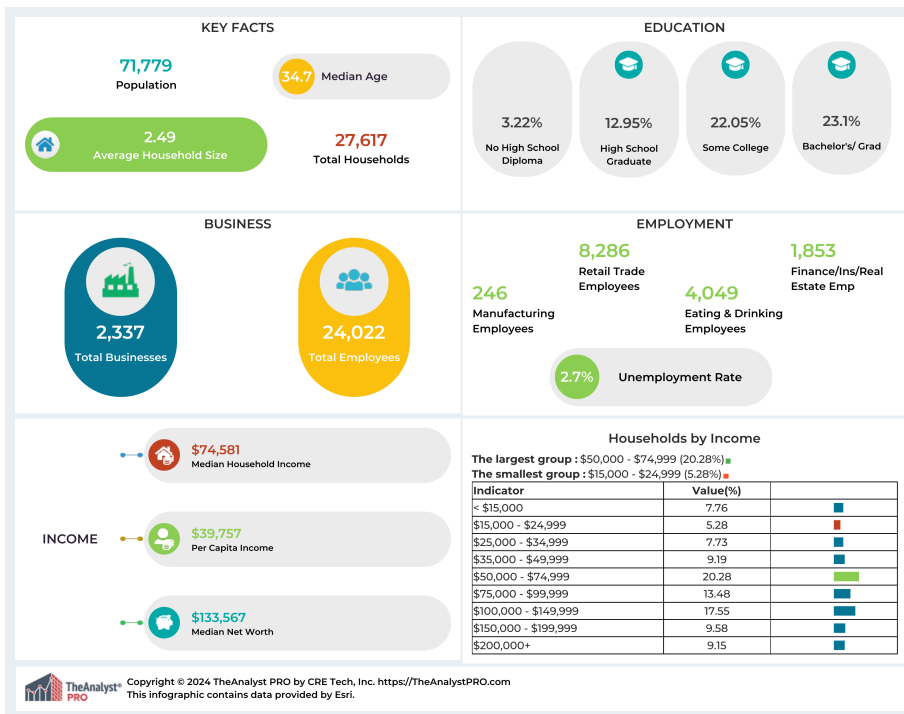
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