



LEASE

Executive Office Suites

223 E BRIDGE ST

New Braunfels, TX 78130

PRESENTED BY:

JAY DABBS, CCIM

O: 210.749.5494

jaydabbs@svn.com

TX #623922

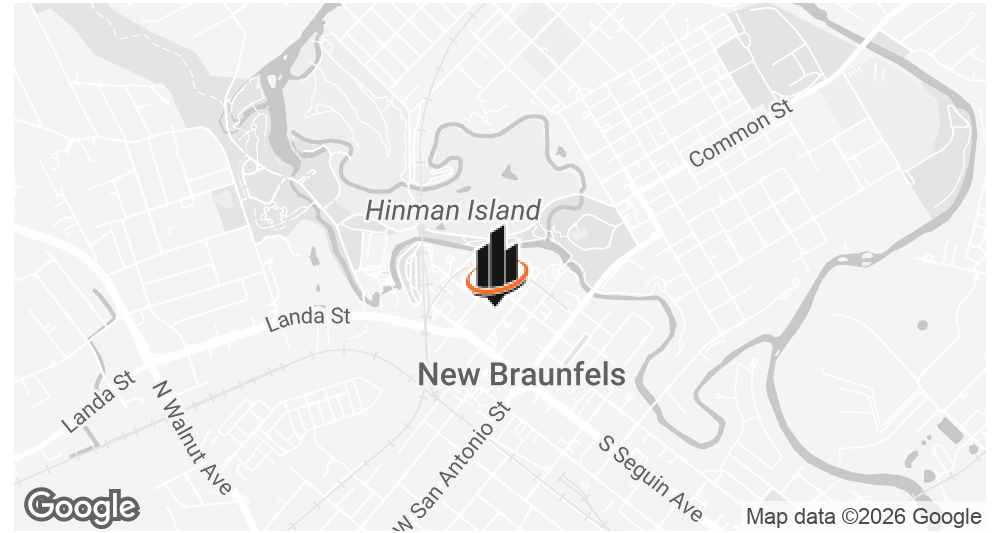
STEVE RODGERS CPM®, CCIM

O: 830.500.3787

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TX #0510821

PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE:	\$1,050.00/month
BUILDING SIZE:	2,192 SF
AVAILABLE SF:	169 SF
LOT SIZE:	0.232 Acres
YEAR BUILT:	1939
RENOVATED:	2024
ZONING:	C-2
MARKET:	New Braunfels

PROPERTY OVERVIEW

The property at 223 E Bridge St in New Braunfels, TX presents a unique leasing opportunity with its tastefully renovated old house charm. The property's strategic location provides easy access to downtown and nearby amenities. With its renovated interiors, ample parking, and distinctive appeal, this property offers a compelling leasing option for businesses looking to be in the heart of downtown New Braunfels.

PROPERTY HIGHLIGHTS

- Executive Office Available (169/SF)
- High-Speed Internet
- Gross Leases (Full Service)
- Suite 120 is Available now

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ADDITIONAL PHOTOS



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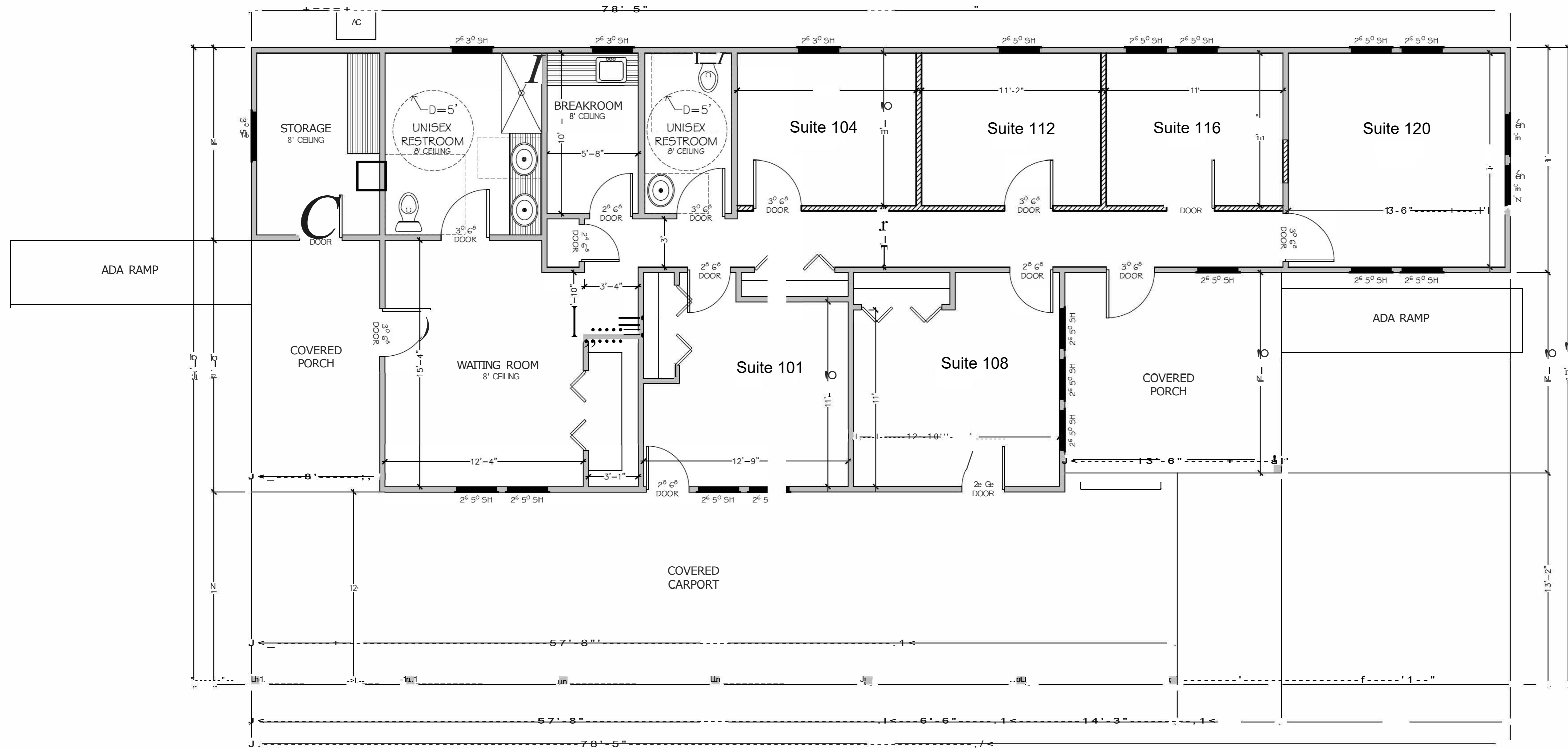
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223 E. BRIDGE STREET EXECUTIVE OFFICES

The Comal County Engineer's Office assigned the following suite numbers for the property.

Suite 101 - Suite 104 - Suite 108 - Suite 112 - Suite 116 - Suite 120



LEGEND	
EZ22222223	NEW WALL

L P R G
LATIAS PROJECT RESOURCE GROUP
DESIGN + DEVELOPMENT

P.O. BOX 310394
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SEAN B. BERRY, P.E.
Professional Engineer
No. 100013300
State of Texas

REV.	DATE	DESCRIPTION	BY

HEATED: 1,570 S.F.
STORAGE: 96 S.F.
FRONT PORCH: 169 S.F.
BACK PORCH: 169 S.F.
C/D CARPORT: 692 S.F.

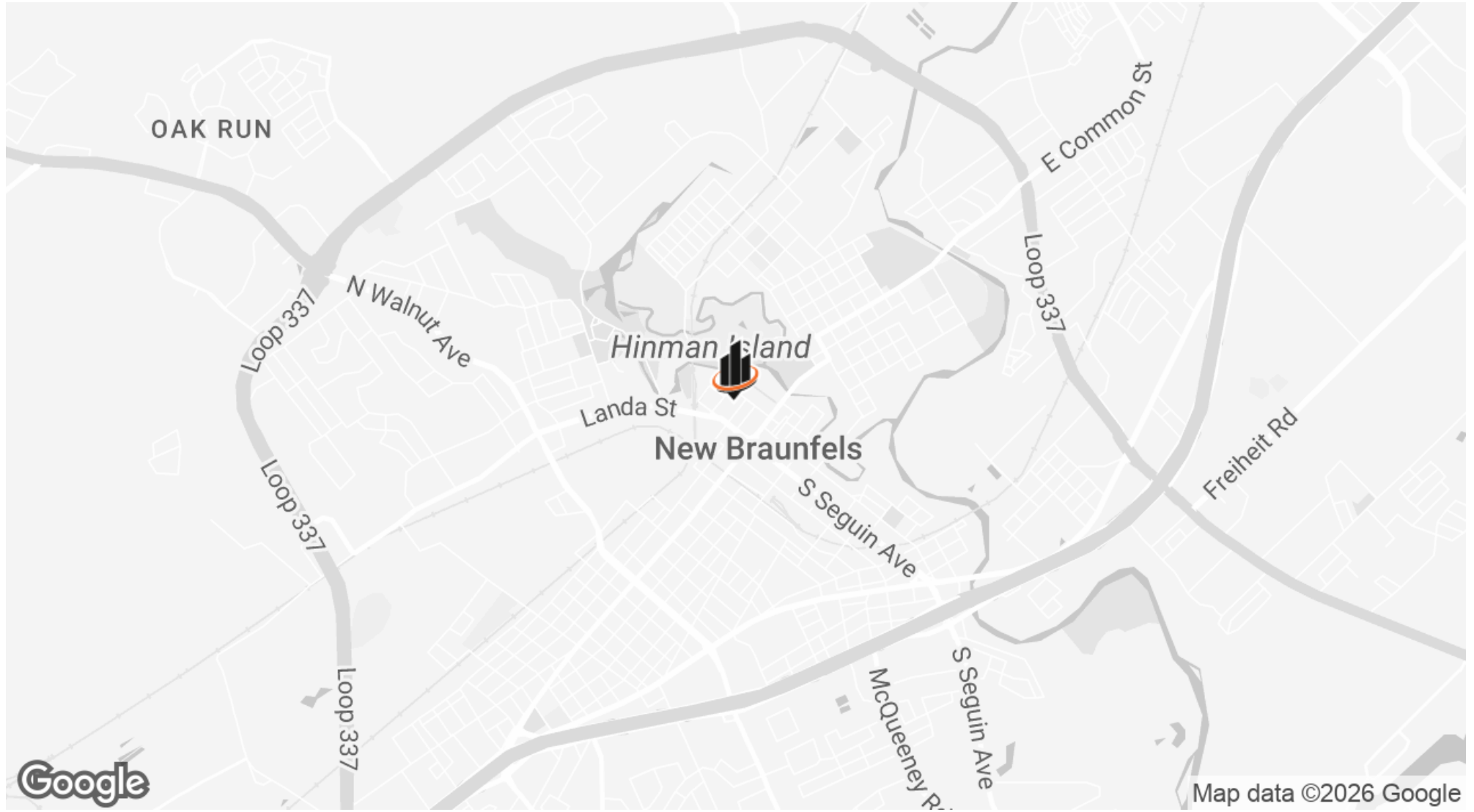
DRAWN BY: CIL
CHECKED BY:
APPROVED BY:
QA/QC BY:
PROJECT NO.: 21REEV0001
DRAWING NO.:
DATE: MAR 2022

SCALE: 1/4" = 1'

SHEET
A1.0

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LOCATION MAP



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