

FOR LEASE

1220 E Hwy 199, Springtown, TX

Previous Salon Space from 900 - 1800 SF



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1220 E Hwy 199, Springtown, TX 76082

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LEASING OVERVIEW



LEASE RATE

\$15/SF/NNN
(NNN estimated at \$6/SF)



SPACE

900-1,800 SF



YEAR BUILT

2019



BUILDING

2,700 SF



SALON SUITE

1220 E Hwy 199

Located along East Highway 199, this ±1,800 SF space was formerly a salon and is well-suited for retail, office, or service-oriented users. The property offers excellent visibility and frontage along one of Springtown's main commercial corridors, providing strong exposure to both local traffic and commuters traveling between Fort Worth and surrounding Parker County communities.

With an open layout and existing salon build-out, the space can easily be adapted for a variety of business uses. Its strategic location positions tenants near established retail and community amenities, making it an ideal choice for operators looking to serve the growing Springtown market.





Springtown

Brookshire's

Tractor Supply

Cliff's Auto Center

SPRINGTOWN, TX

Located in Parker County just northwest of Fort Worth, Springtown is a small but evolving market with strong development potential. With a population just over 3,000 and easy access to Highway 199, Springtown offers a cost-advantaged location for businesses seeking growth outside more saturated corridors.

The town's commercial inventory includes mixed-use, retail, industrial, and flex space opportunities, and new listings are consistently emerging along major frontage roads.

For tenants, leasing in Springtown offers the chance to position in a market with upside, visibility, and lower competition—ideal for businesses wanting to establish presence before other markets catch up.



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