

Retail ★ SALE

1217 FM RD 157 MANSFIELD, TX 76063



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1217 FM RD 157

LanCarte.com



PROPERTY FEATURES

- Built in 1984
- 2,600 SF (freestanding building)
- 0.44 Acre Lot
- Zoned C-2 – wide range of commercial uses
- Two points of access (FM 157 & Business 287)
- 19 parking spots
- 28,042 Vehicles Per Day (TxDOT)

LOCATION OVERVIEW

Positioned along FM 157 in the heart of Mansfield, this freestanding commercial building offers strong frontage exposure with dual access from both FM 157 and Business 287. The site benefits from steady commuter traffic and surrounding neighborhood density, making it well suited for an owner-user or service-oriented retail requiring visibility and easy in-and-out access. The building layout and zoning allow flexibility across a variety of neighborhood commercial uses.

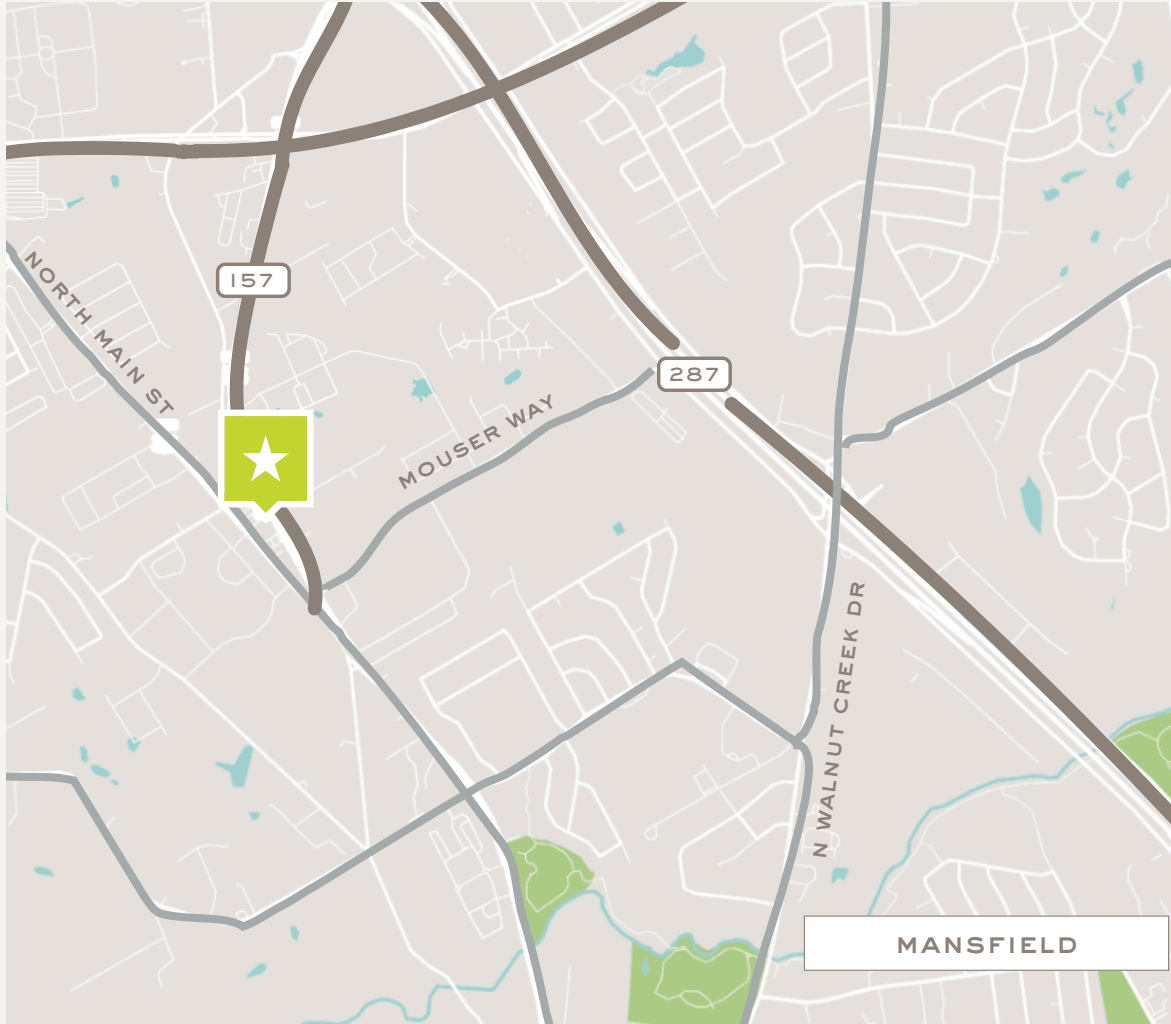
SALE PRICE

CONTACT BROKER

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DEMOGRAPHICS

2025 POPULATION

1 MILE	3 MILES	5 MILES
9K	53K	158K

AVERAGE INCOME

1 MILE	3 MILES	5 MILES
\$98K	\$137K	\$137K

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BROKERAGE ★ PROPERTY MANAGEMENT

Relentlessly Pursuing What Matters

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