

EULESS
TEXAS

LAND FOR SALE



TABANI
REALTY

EULESS TEXAS | PROPERTY HIGHLIGHTS

441 W Airport Freeway Euless, TX 76040

0.73 Acres Available (31,799 SF)

F1 Commercial Zoning

183 TEXpress Frontage

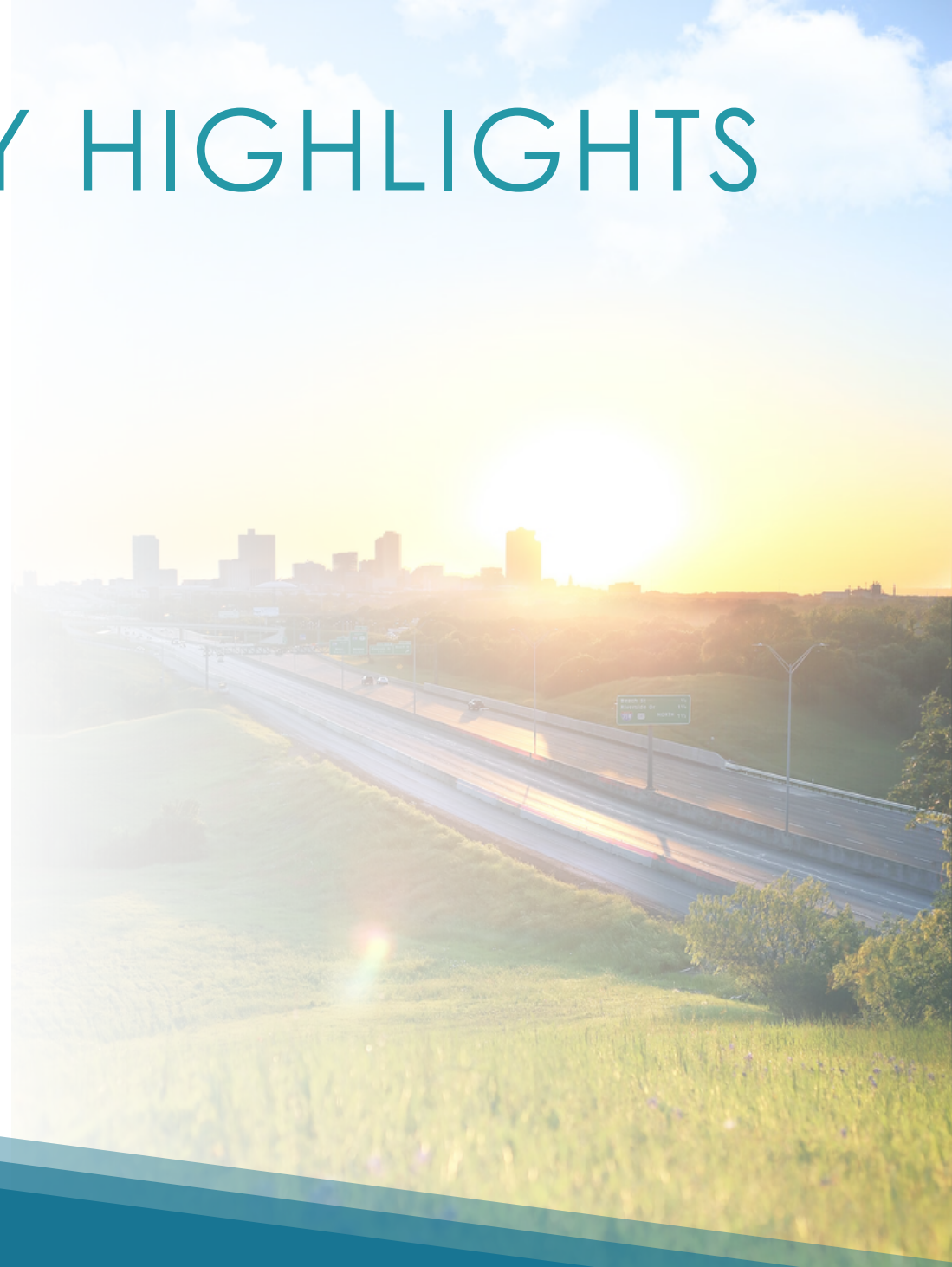
Excellent Highway Accessibility

21 minutes from Dallas Love Field Airport

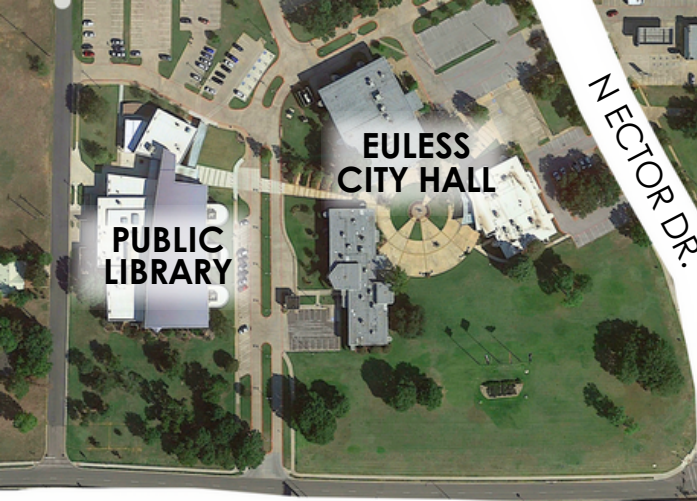
13 minutes from DFW International Airport

LISTING PRICE

\$795,000



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PUBLIC
LIBRARY

EULESS
CITY HALL

NECTOR DR.

W AIRPORT FWY

183



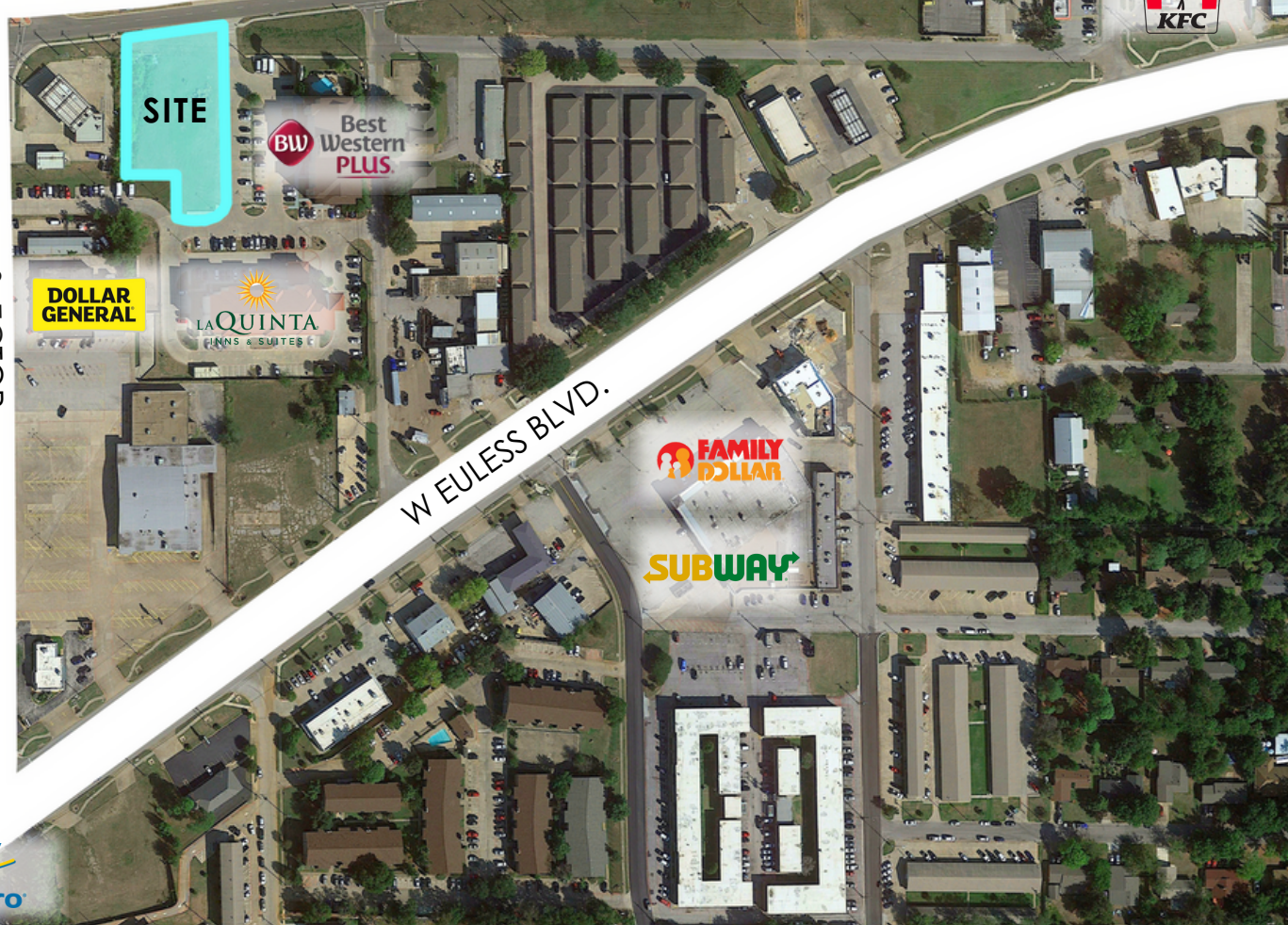
EULESS
JR. HIGH SCHOOL

W AIRPORT FWY

183



S SECTOR
DR.



SITE

BW Best
Western
PLUS

DOLLAR
GENERAL

LAQUINTA
INN & SUITES

W EULESS BLVD.

FAMILY
DOLLAR

SUBWAY

WAFFLE
HOUSE



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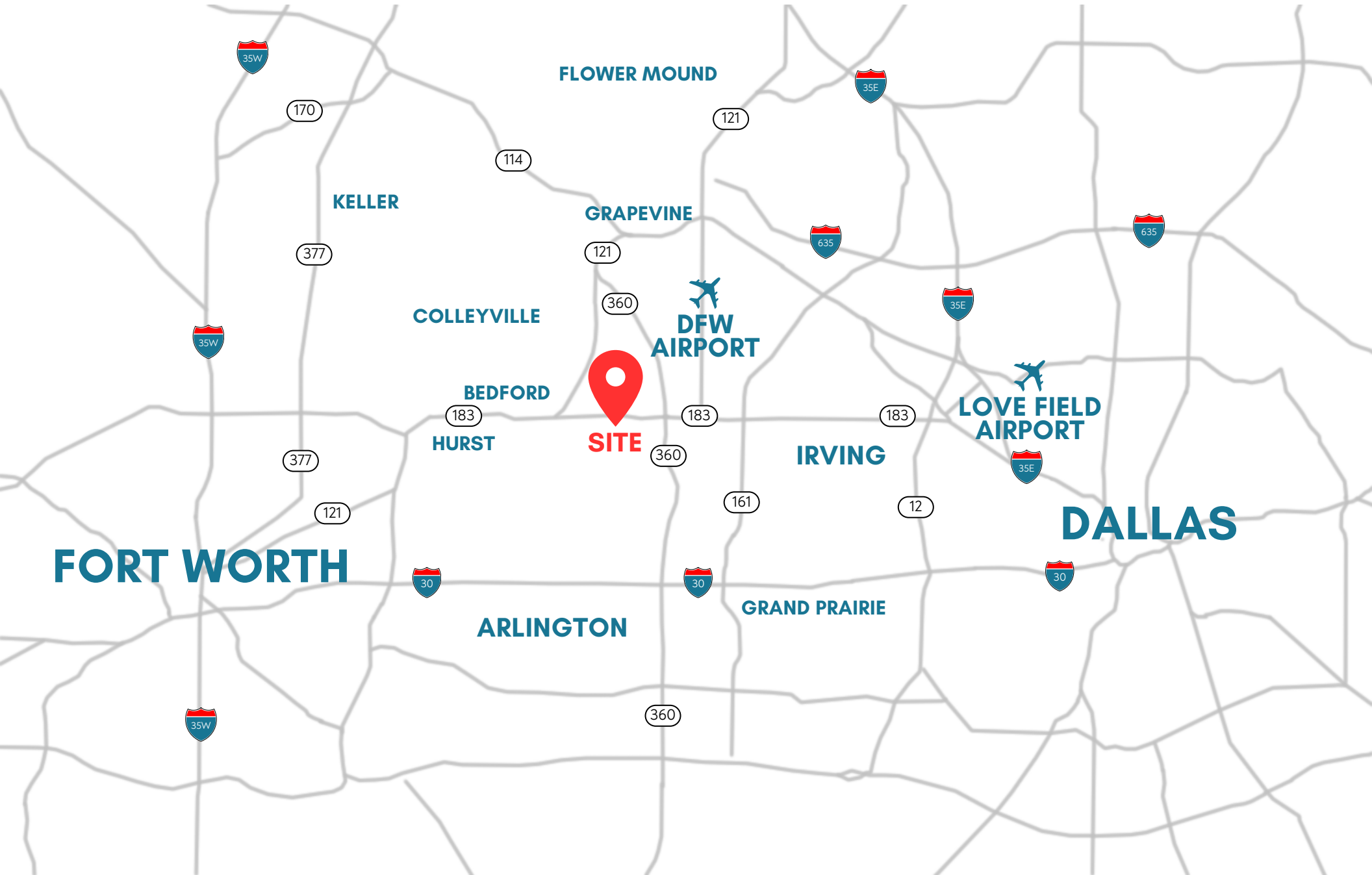


EULESS
TEXAS

DFW AREA MAP

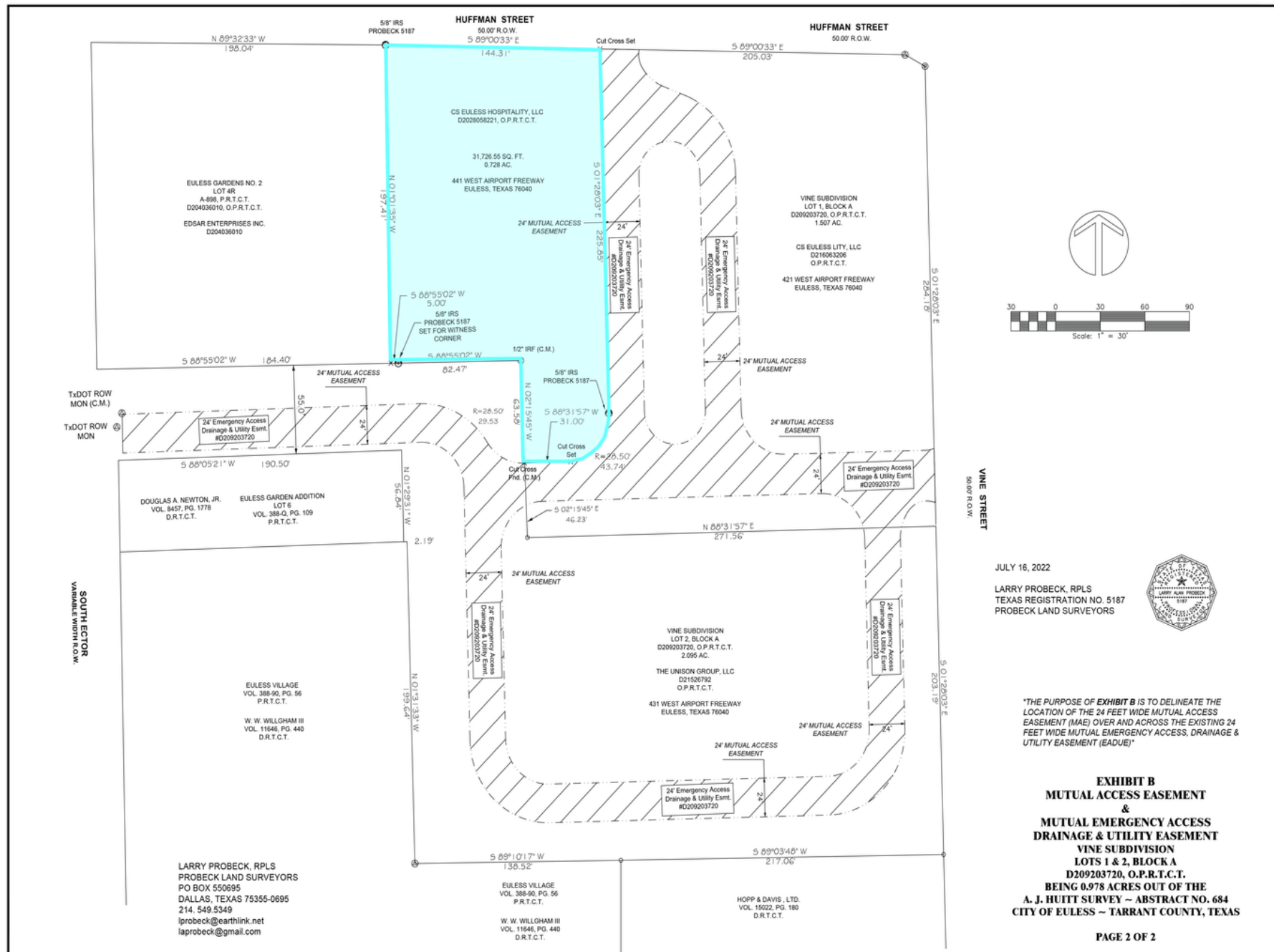


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0.73 ACRES FOR SALE



EULESS TEXAS | 0.73 ACRES FOR SALE

PROPOSAL: BAR AND GRILL



INTERIOR



EXTERIOR

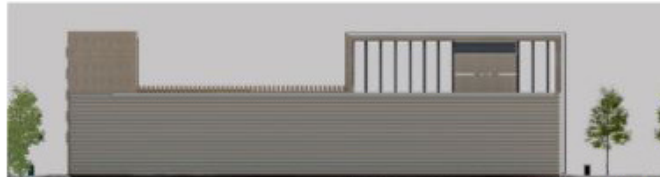
ELEVATIONS



NORTH



SOUTH



WEST



EAST

EULESS TEXAS | LOCATION

441 W Airport Freeway...

is located in Euless, Texas which is a city within Tarrant County and a suburb of Fort Worth. Conveniently situated off the south side of 183 TEXpress Toll Road, the 0.73-acre parcel is less than 20 miles from both downtown Dallas and downtown Fort Worth. DFW International Airport is a quick 13-minute drive from the site.

As of the 2020 U.S. census, Euless had a population of approximately 56,000 people. The city covers an area of about 17 square miles and is bordered by the cities of Bedford, Hurst, and Grapevine. Today, Euless is a diverse and vibrant community with a mix of residential, commercial, and industrial areas. The city is home to several parks and recreational areas, including the expansive Bob Eden Park and the Trinity High School Football Stadium, which is used for a variety of community events. Euless also has a strong economy, with a number of major employers in industries such as aviation, healthcare, and manufacturing.



EULESS TEXAS | LAND FOR SALE

Advisor Biography & Contact

SALMAN (SAM) TABANI

Principal Broker



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TX #0546558

Professional Background

Salman Tabani is a Texas Real Estate broker with demonstrated business experience in hospitality and commercial real estate investments. He speaks 5 languages, which allows him to work with a diverse and eclectic clientele. His mission is to provide customized business solutions, minimize costs and maximize profits.

Salman Tabani founded Tabani Realty in 1999. With over 16 years of hospitality, retail and multi-family brokerage experience he has played a vital role in closing over \$500 million worth of transactions in Texas. His specialty is focused on buying, selling and hotels (full-service, limited-service, and economy hotels), Motels, Gas Stations, Retail Shopping Centers, Multifamily, and investment properties. Over the years Salman has helped cultivate lifelong relationships with his clients through his dedication, professionalism, and integrity that one expects from a broker who genuinely cares about the success and satisfaction of his clients.

Salman Tabani, with his understanding and expertise in the field, is able to advise clients on strategic real estate acquisitions and dispositions of assets that result in continual success as well as the maintenance of a lifelong relationship.

Memberships & Affiliations

He is an active member of professional organizations like CCIM, AAHOA, AH&L, THLA, ICSC and GDAACC.

Education

With a degree in Accounting, Finance, and Management Information Systems from the University of Texas at Dallas, Salman also holds two of the most prominent designations in commercial real estate which are the CCIM, CHIA, and CHO designations. Salman also holds Real Estate training and certification from the Harvard University School of Business.

