



OFFICE BUILDING FOR LEASE | FULL SERVICE RATE! (INCLUDES ALL UTILITIES, JANITORIAL & WIFI)

OAK PLAZA OFFICE PARK

3300 S. Broadway Ave, Tyler, TX 75701

Hagan Baker

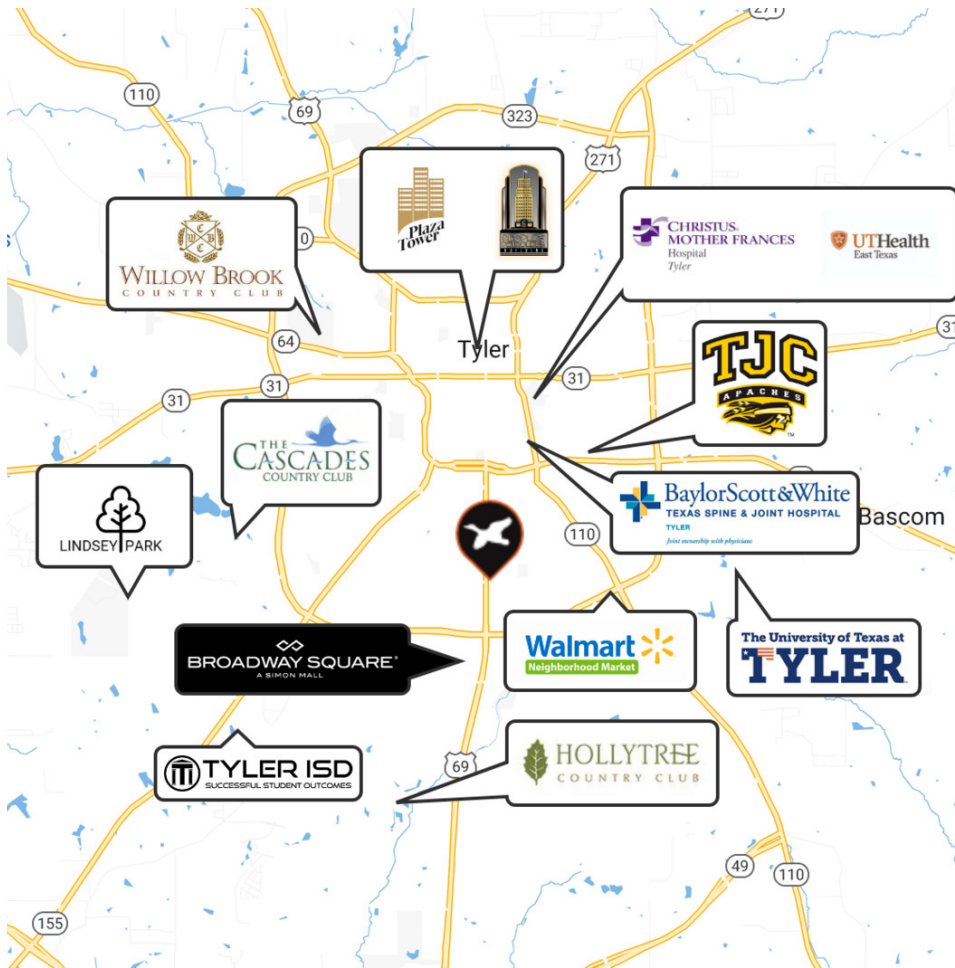
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LEASE RATE

\$160 - 3,800 per month (includes all utilities, janitorial & wifi)

LOCATION

3300 S. Broadway Ave, Tyler, TX 75701

SIZE

92 - 1,967 SF

ZONING

RPO

PROPERTY DESCRIPTION

Located on South Broadway Avenue near the lighted intersection of Amherst Drive.

Strategically located between Downtown & South Tyler. Surrounded by densely populated neighborhoods and convenient to the medical district, retailers and restaurants.

PROPERTY HIGHLIGHTS

- Newly renovated common areas and office suites
- Executive suites available
- Elevator in each building
- Ample parking for office or medical
- Professional property management
- Secure access outside of normal business hours
- Parking Ratio 1:292



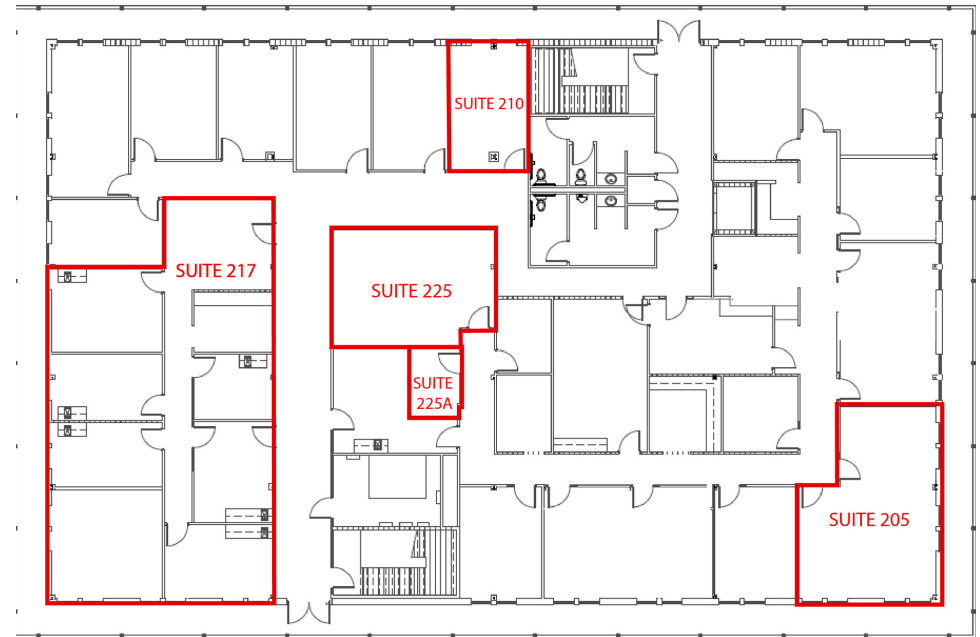


SUITE AVAILABILITY

SUITE	RENTABLE SF	MONTHLY RATE
205**	609	\$1,200.00
210	270	\$600.00
217*	1,967	\$3,800.00
225	468	\$805.00
225A	92	\$160.00

* Second generation medical space. Can also facilitate professional office use.

** Available September '26





DRAKE REAL ESTATE & INVESTMENTS
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