

FOR SALE 0.32 ACRE LOT

2555 4th Street Beaumont, TX 77701



\$42,500 **Great Opportunity**

.32 acres zoned for commercial. Located in the lowest risk flood zone, Zone X! Approximately 85 ft. of 4th St. frontage. Traffic counts(2021) 7,835 VPD on 4th Street, 2,981 VPD on Corley Street.



**COLDWELL BANKER
COMMERCIAL**

**ARNOLD AND
ASSOCIATES**

**FOR MORE DETAILS or a
VIEWING APPOINTMENT CONTACT:**

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