

5121 S Custer Rd

5121 S Custer Rd, McKinney, TX 75070

Presented By:
Zenappy Realty LLC



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Property Details

Discover the perfect medical office space located in one of McKinney's most sought-after areas at the intersection of Custer and Main. This location is right behind CVS and ALDI and is visible from both Custer Rd and Main St. The Medical Office Condo is currently a shell and can be modified to meet the needs of medical professionals. With a suite size of 2,298 square feet, this condo provides ample space for any medical specialty. Positioned in a high-traffic area with excellent visibility, this development ensures a steady flow of potential patients and clients. The location provides customization options and is most suitable for Medical Offices and also professional space for printing stores, UPS, Educational institutions, Lenders, and Title Companies. Condo offers the ideal blend of convenience, visibility, and community presence. The property also features ample parking. The landlord provides substantial tenant improvement discounts.

Price: \$34.00 /SF/YR + NNN

- Heavy foot traffic
- Lots of natural light
- Corner Unit

View the full listing here: <https://www.loopnet.com/Listing/5121-S-Custer-Rd-McKinney-TX/33789917/>

Rental Rate:	\$34.00 /SF/YR
Property Type:	Office
Property Subtype:	Medical
Building Class:	A
Rentable Building Area	20,000 SF
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Year Built:	2025
Construction Status:	Under Construction
Walk Score ®:	35 (Car-Dependent)
Rental Rate Mo:	\$2.83 /SF/MO

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Listing space

1st Floor Ste 100

Space Available:	2,298 SF
Rental Rate:	\$34.00 /SF/YR
Date Available:	January 31, 2025
Service Type:	Triple Net (NNN)
Space Type:	New
Space Use:	Office
Lease Term:	Negotiable

Discover the perfect medical office space located in one of McKinney's most sought-after areas. The MB Medical Office Condo offers a modern, versatile environment tailored to meet the needs of medical professionals. With a suite size of 2,298 square feet, this condo provides ample space for any medical specialty. Positioned in a high-traffic area with excellent visibility, this development ensures a steady flow of potential patients and clients. Whether you're looking to own your space or lease with customization options, MB Medical Office Condo offers the ideal blend of convenience, visibility, and community presence. The property also features ample parking, including ADA-compliant spaces, ensuring accessibility for all your patients.

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Location



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Property Photos

Primary Image



Site View

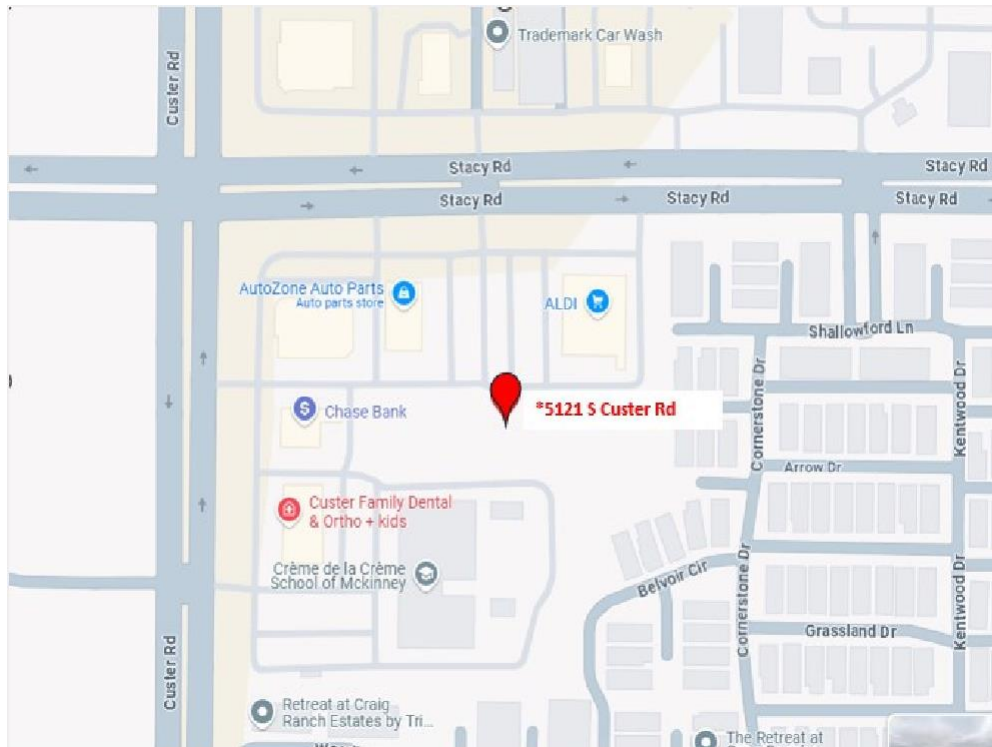


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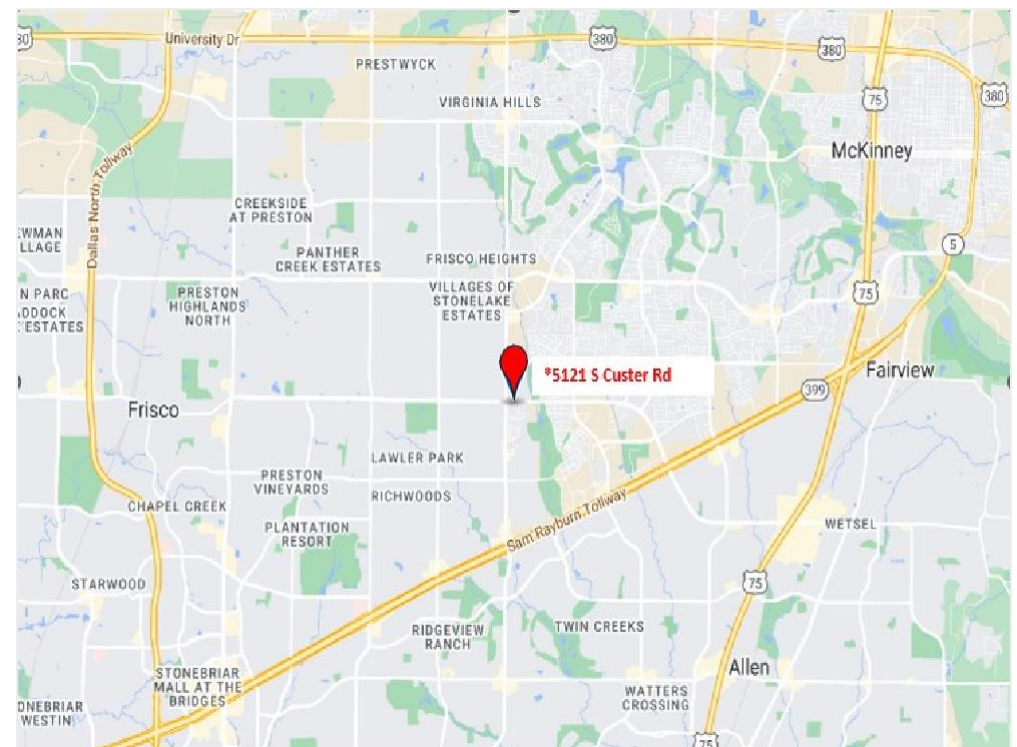
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Property Photos

Location 1



Location 2



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Property Photos



Satellite View

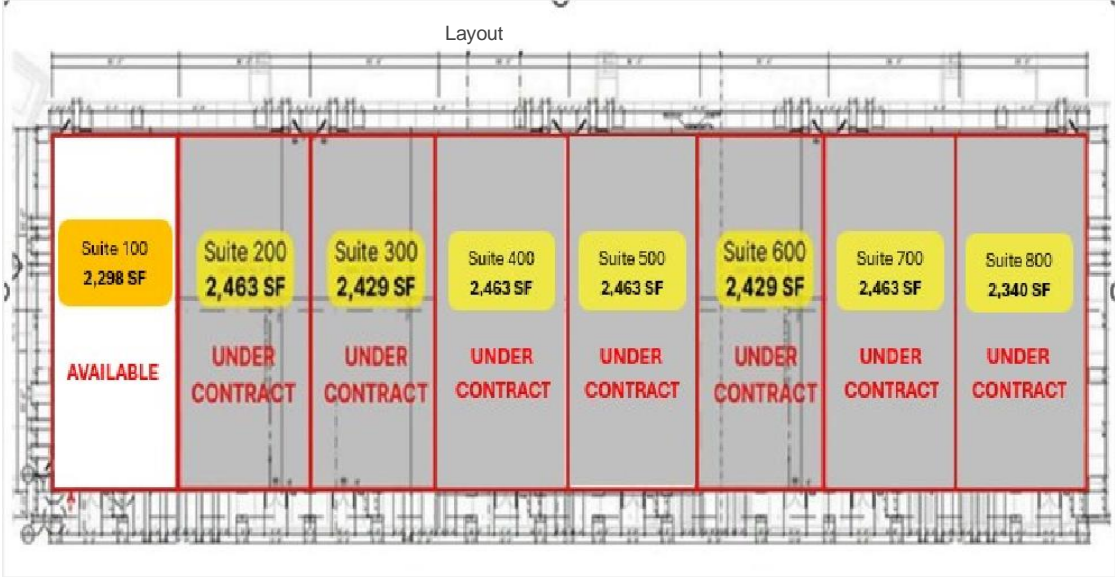


Satellite View

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Property Photos



Inception - Building Photo



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Inception - Building Photo



Inception - Building Photo



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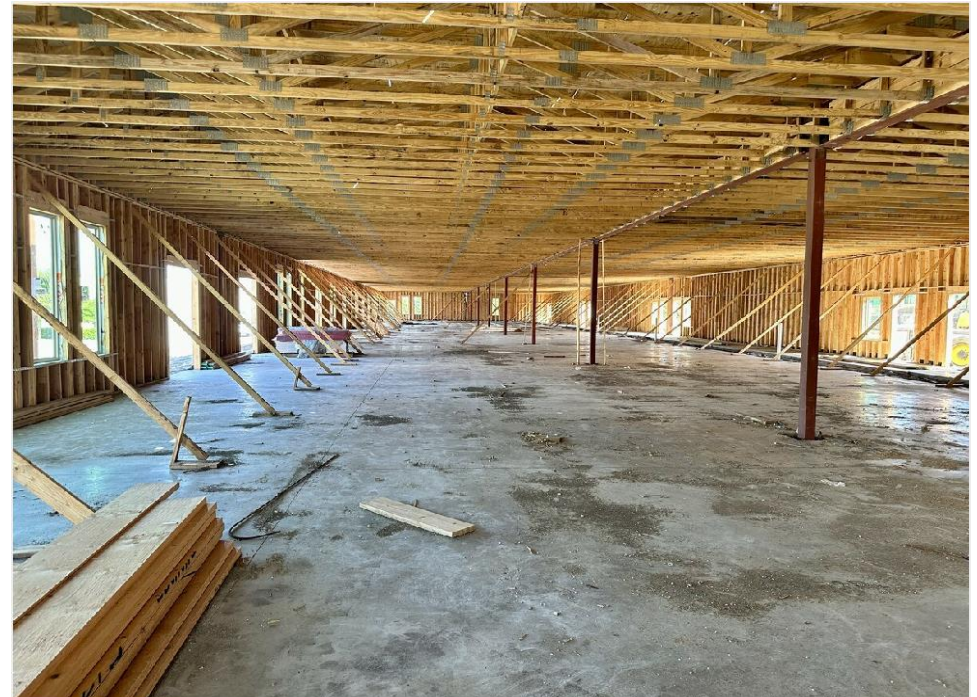
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Property Photos

Inception - Building Photo



Interior - Shell Condition



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Property Photos



Interior - Shell Condition



Shashi Kaligotla
shashi@zenappy.com
(214) 430-2895

Zenappy Realty LLC
8992 Preston Rd, Suite 101-404
Frisco, TX 75035