

HISTORIC DOWNTOWN BUILDING
FIRST FLOOR COMMERCIAL / UPSTAIRS RESIDENTIAL



707 & 709 Chestnut, Bastrop TX



Historic Downtown Property backs to city parking lot and is surrounded by street parking

Residential Open loft-style unit with kitchen, laundry, and high ceilings.

Commercial Street-facing retail/office space with flexible layout and courtyard.

±4,000 SF two-story mixed-use building plus patio with separate entrances and meters.

INVESTMENT HIGHLIGHTS

Prime downtown Bastrop mixed-use asset offering strong visibility, abundance of parking walkability, and flexible live/work income potential with separate residential and commercial spaces.

Price \$1,095,000

Karen Derr

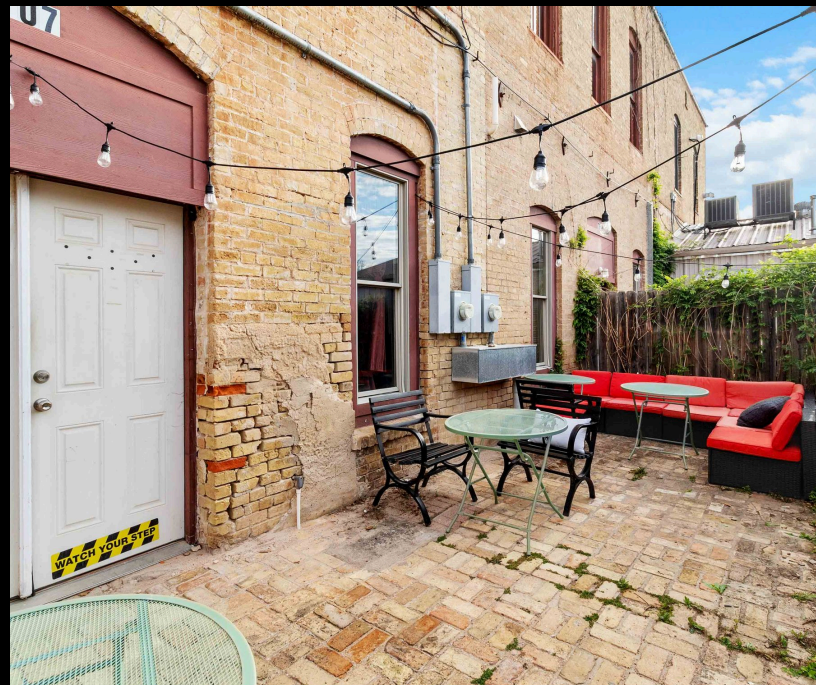
Broker Assoc.

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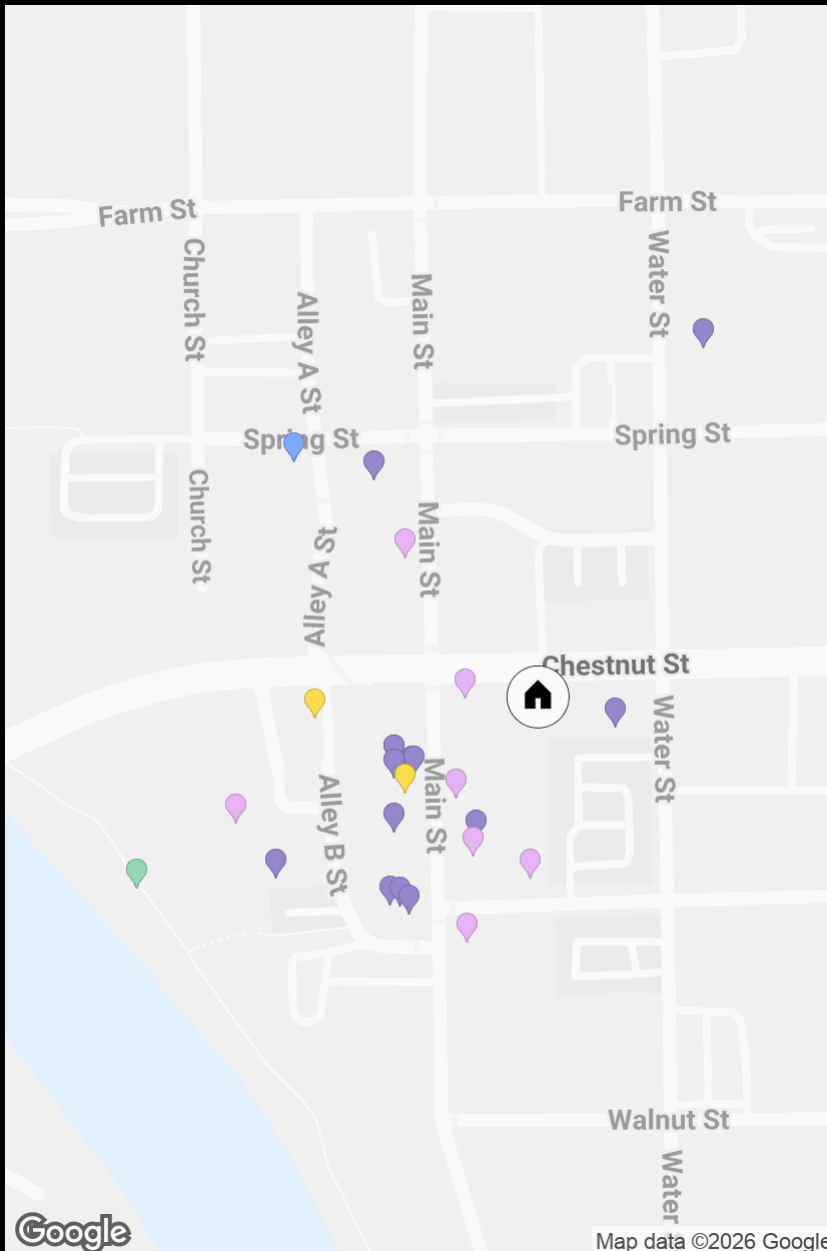
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SCHOOLS

Calvary Episcopal School, 0.11mi

RESTAURANTS

Old Town Restaurant and Bar, 0.02mi
602 Brewing Company, 0.04mi
Maxine's Cafe & Bakery, 0.06mi
The Grace Miller, "Gracie's", 0.06mi
Paw Paws Catfish House, 0.06mi
Store House Market & Eatery, 0.08mi
Neighbor's Kitchen & Yard, 0.10mi

PARKS

June Hill Pape Riverwalk Trail, 0.14mi

GYMS

Main Street Yoga Bastrop, 0.05mi
The Gym In Lost Pines, 0.07mi

ENTERTAINMENT

Bastrop Visitor Center, 0.08mi
Bastrop County Museum & Visitor Center, 0.08mi
Bastrop County Historical Society, 0.08mi
The Painted Porch Book Shop, 0.06mi
Found Fine Art, 0.03mi
Monarch Art Gallery, 0.05mi
Painted Bunting Art and Gifts, 0.05mi
The Crows Collection, 0.05mi
BLUE DONKEY GALLERY, 0.09mi
The Aesthetic Collective, 0.05mi
Abbie Starr Skin Bar, 0.05mi
Hair Removal of Bastrop, 0.05mi
Amanda Faes Full Body Waxing, 0.10mi
A Perfect Image Salon, 0.12mi

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