

» SUBLEASE OPPORTUNITY

6724

Guada Coma Drive

Schertz, Texas 78154

STREAM[®]

Taylor Posey
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» Office / Warehouse Available

Property Details

Building Size: 10,000 SF

Year Built: 2014

Parcel Size: .84 acres

Rental Rate: Contact Broker

Property Highlights

- Single tenant building (Lease Expiration: 6/30/28)
- 10,000 SF Available (Whse: 8,300 SF / Ofc: 1,700 SF)
- 18'-22' clear height
- (1) 12'x14' / (1) 16'x12' grade-level doors
- 2 dock-high doors
- Ample parking
- M-1 Zoning - Light Industrial
- Fenced & secured yard
- Convenient access to IH-35

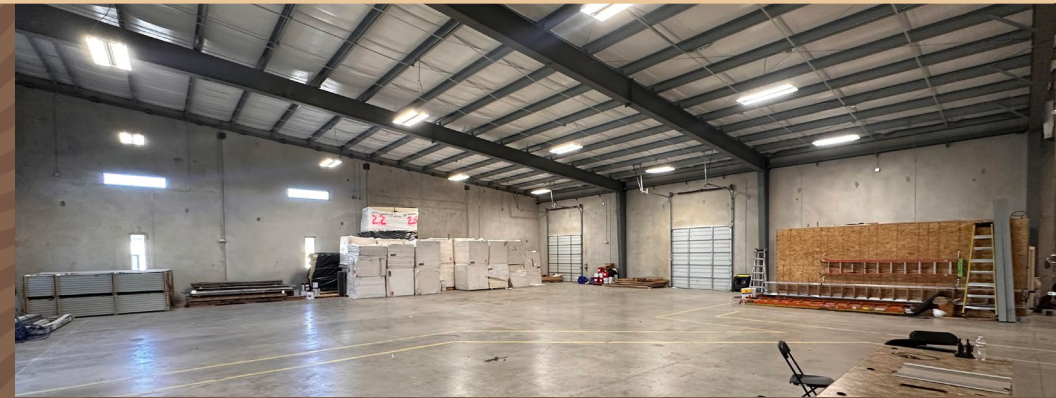


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In The Neighborhood

- 1 CAT
- 2 RNDC
- 3 SimplyDoors
- 4 MaGi FLOOR
- 5 amazon
- 6 AllDayShirts.com
- 7 SEKO
- 8 HD SUPPLY
- 9 DSi
- 10 BRANDT. of DuPont Industries company
- 11 THE REYNOLDS COMPANY ELECTRONIC SUPPLY
- 12 NAC NORTH AMERICAN COMPOSITES DELIVERING PERFORMANCE
- 13 HERITAGE PROFESSIONAL PRODUCTS GROUP
- 14 Armstrong
- 15 QCD QUALITY CUSTOM DISTRIBUTION
- 16 KentMore CABINETS
- 17 MSI Making Dream Surfaces Attainable
- 18 Walmart
- 19 BOB MILLS FURNITURE
- 20 MURDOCH'S FLOOR CARE SUPPLY

Nearby Retailers

- 21 TACO CABANA, Schlitzsky's Cafe, Fairfield, RBFCU, Hampton, QT, SONIC
- 22 Mami Margie's, SECURITY SERVICE FEDERAL CREDIT UNION, H-E-B, LOWE'S, CIRCLE K, IHOP, BANK OF AMERICA, McDonald's

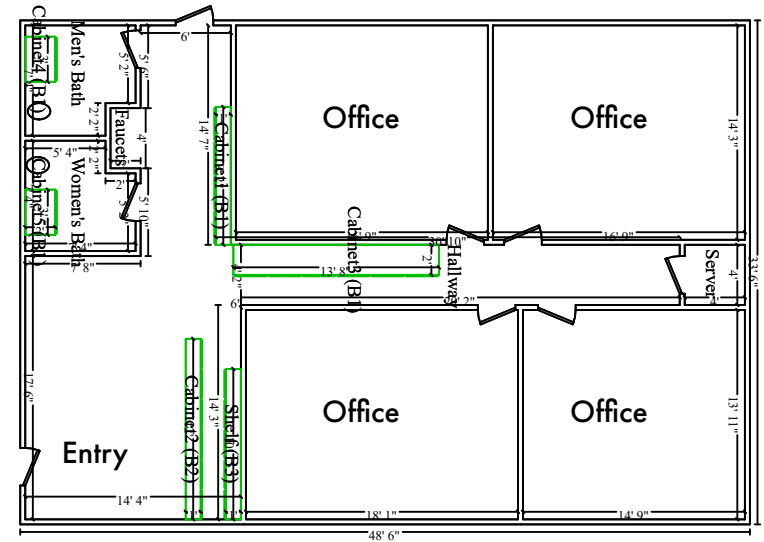
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Land Title Survey



Bldg 1: Office Layout

Office: 1,700 SF
Warehouse: 8,300 SF
Total SF: 10,000 SF

- 4 private offices
- 1 reception area
- 2 restrooms
- 1 break area
- Full build-out



For
Information:

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