



## 902 S St. Paul Dr

902 S St. Paul Dr, Richardson, TX 75080

UNITED | GALLERY  
REAL ESTATE



**Veronica Vela**

United Real Estate

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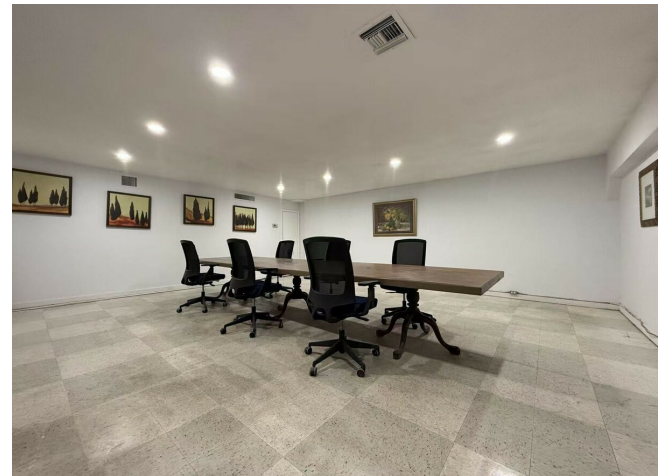
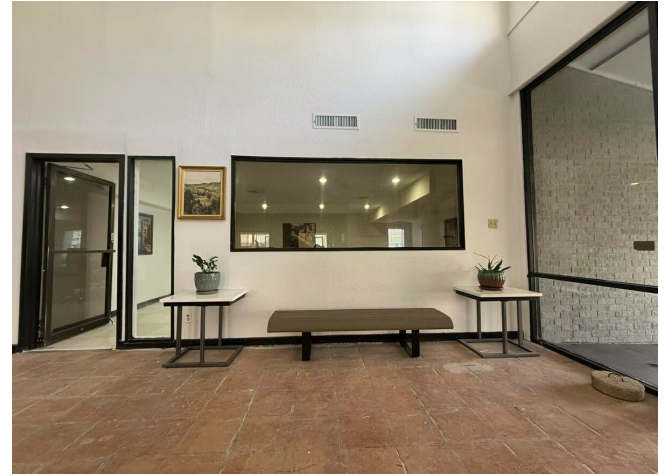
(972) 372-0590

# 902 S St. Paul Dr

Upon Request

Large creative office / specialty space within a ±22,082 SF, three-story mixed-use building. Space features open floor areas suitable for office, assembly, or institutional use, with 10'–20' ceiling heights and central HVAC. Property sits on ±2.64 acres with ample surface parking (approximately 100 spaces) and mixed-use zoning, allowing flexible tenant use. Located near US-75 with close proximity to Spring Valley DART rail station....

- ±22,082 SF creative office / specialty building.
- Flexible mixed-use zoning allowing office, assembly, or institutional uses.



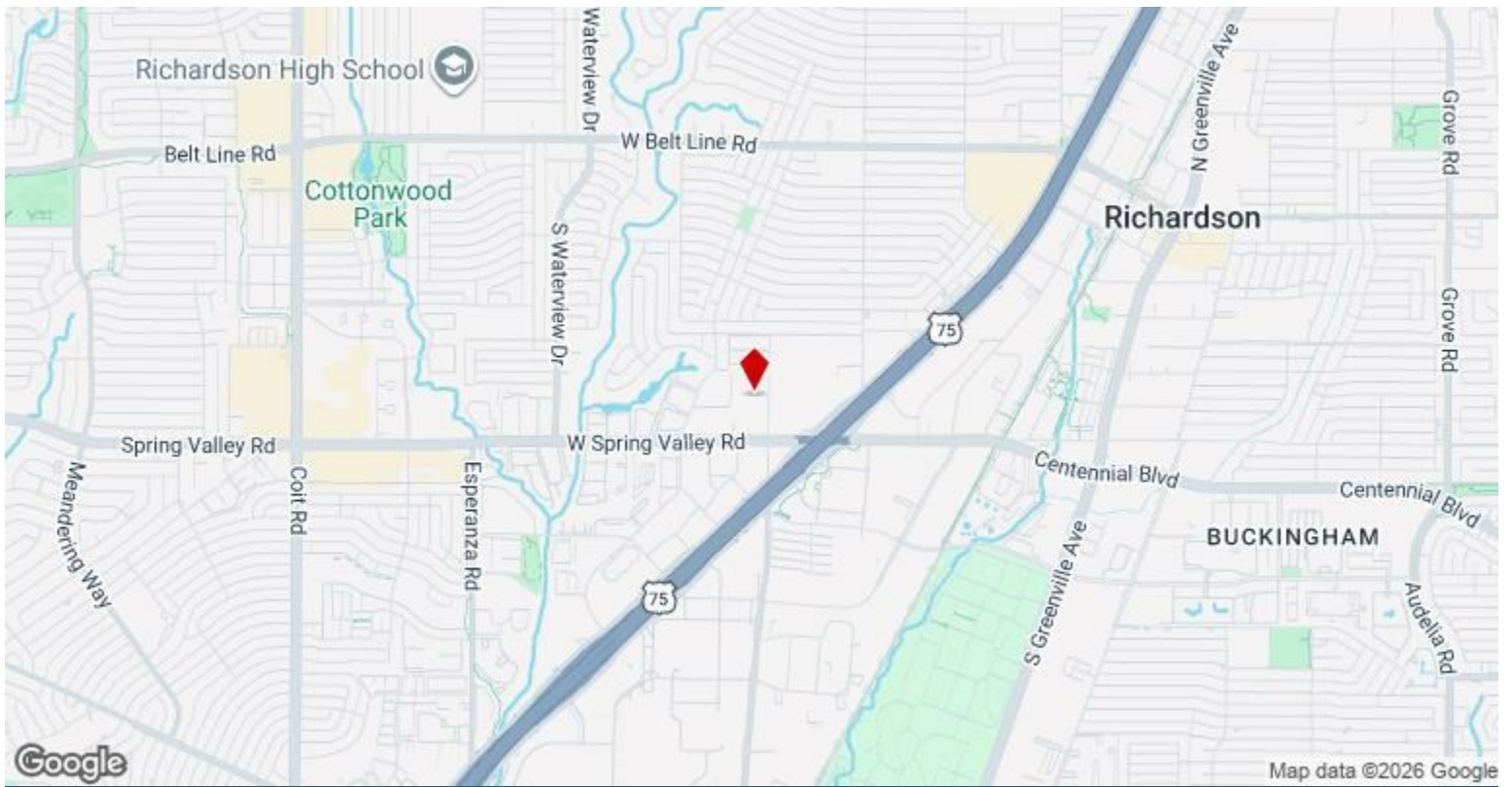
Price:	Upon Request
Property Type:	Specialty
Property Subtype:	Lodge/Meeting Hall
Building Class:	C
Sale Type:	Investment or Owner User
Lot Size:	2.64 AC
Gross Building Area:	22,082 SF
Sale Conditions:	High Vacancy Property
No. Stories:	3
Year Built:	1974
Parking Ratio:	4.53/1,000 SF
Zoning Description:	mixed use
APN / Parcel ID:	420540000A01A0000
Walk Score ®:	70 (Moderately friendly)
Transit Score ®:	30 (Somewhat friendly)

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## Major Tenant Information

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Tenant	SF Occupied	Lease Expired
Asian American Broadcasting	-	
Ceramics Junfa USA LLC	-	
Monte Horeb	-	



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# Property Photos



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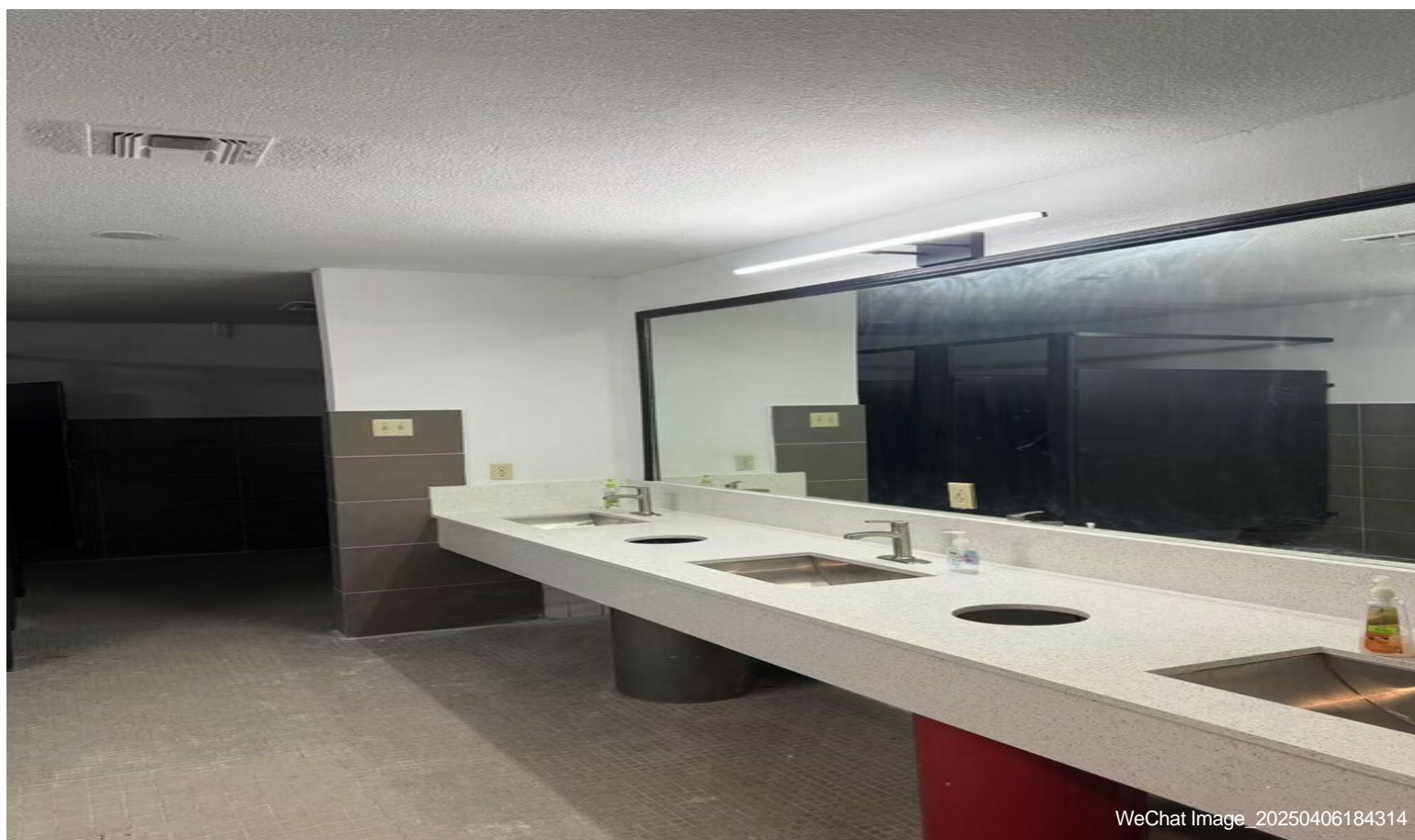


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# Property Photos



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larger file breakroom