



PROPERTY SUMMARY

PROPERTY:

W Oak Retail Space

LOCATION:

208 W Oak St. Denton, TX 76201

TYPE:

Commercial | General Retail | Office

ZONING:

O-MD – Mixed Use Downtown Core

AVAILABILITY:

June 1 2026 | +/- 2,320 SF | 2 Story | Open floorplan

RATE:

\$19.00 / SF / YR + NNN (\$8.00 / SF)

TERMS & TI:

Negotiable

UTILITIES:

Tenants Expense – All existing to the site

SIGNAGE:

Façade available. All signage will be per city ordinances and Landlords approval.

PARKING:

Ample public parking

COMMENTS:

Rare opportunity to lease retail space right off the Historic Denton Square. Two story, corner space fronting W Oak St. & N Cedar St. Prime location offering exceptional visibility, high foot/car traffic, and a high demand area steps away from Denton Square.

CONTACT:

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