

WHITESIDE TOWN FLATS

**217 Tremont St. (23rd St.)
Galveston TX 77550
(Entertainment District)**

FOR SALE

**HISTORIC 3-STORY BUILDING
5,259 SF + Outdoor Courtyard
Renovated / Unique / Beautiful
\$2,500,000**



HIGHLIGHTS

- Prime location in the true heart of Downtown Galveston's coveted Entertainment District
- 5,259 SF climatized building + outdoor courtyard
- Private residence consisting of three large lofts, a common atrium, and a small, retail/office space.
- Built 1870; nearly completely refurbished/updated
- Unique opportunity to own the entire building:
 - + NOT subject to prior use restrictions
 - + NOT subject to condominium HOA dues
 - + Multiple income potentials

EXCLUSIVELY LISTED BY:

BRIAN YATES / Yates Commercial Development, LLC / 713-806-5998 / brian@yatesinterests.com

AUG 2, 2025

WHITESIDE TOWN FLATS

For the first time in almost 30 years, the coveted and well-maintained vintage **1870 Whiteside Town Flats** building at **217 Tremont St. (23rd St.)** in **Galveston TX** is being offered for sale!

This three-story building's prime location is in the absolute heart of downtown Galveston's thriving Entertainment District.

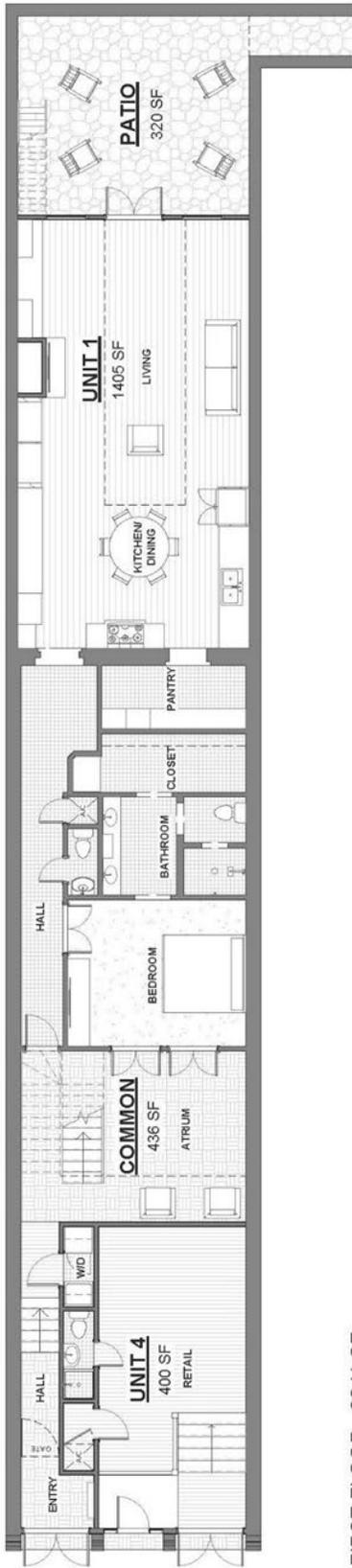
It shares a party wall with the iconic, **The Tremont House hotel**, making this offering a rare opportunity to own a part of Galveston history.

Currently being utilized as the owners' private residence. The building boasts countless amenities:

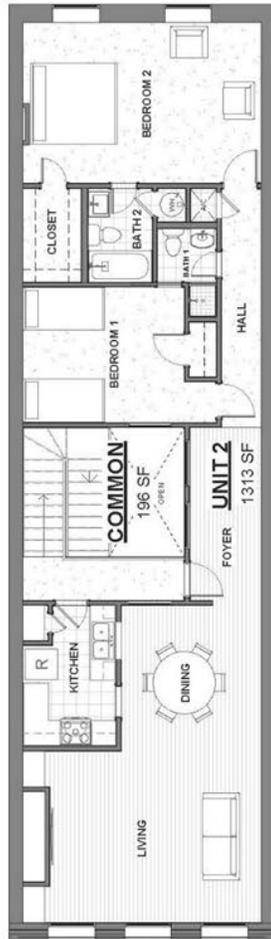
- 5,259 SF consisting of three, full floor lofts connected by a beautiful, climatized atrium, a small retail/office space, plus, a rare, 320 SF outdoor courtyard oasis.
- Literally steps away from countless restaurants, boutiques, galleries, museums, and year-round festivals. Yes - Dickens on the Strand is right outside the front door!
- Direct frontage on Tremont St. with rear access to the alley.
- Beautifully restored, all unique interiors including granite counters & custom cabinetry on the first-floor, new HVAC systems throughout, new water heaters, spacious bedrooms, walk-in closets, and tall ceilings with massive windows throughout.
- A combined total of five (5) bedrooms, six and a half (6.5) baths and three (3) full kitchens with ample storage throughout the building.
- Interior exposed brick walls with 13' ceilings, 12' windows, skylights, and original wood pine floors. The entire front and rear façades have just been refurbished.
- **Whiteside Town Flats** has infinite use possibilities including: unique, large, elegant private residence; condominium conversion; short/long term rentals, boutique hotel conversion, multi-generational/multi-family ownership, or a combination of these.
- This is the unique opportunity to **own the entire building**, and **NOT be** subjected to HOA dues or restrictions.



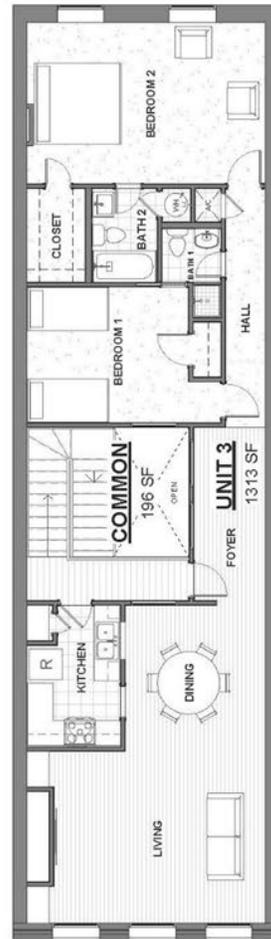
WHITESIDE TOWN FLATS – FLOOR PLANS



① FIRST FLOOR - 2241 SF
1" = 10'-0"



② SECOND FLOOR - 1509 SF
1" = 10'-0"



③ THIRD FLOOR - 1509 SF
1" = 10'-0"

Areas	Area (Conditioned)
Floor Level	

First Floor	2241 SF
Second Floor	1509 SF
Third Floor	1509 SF

Total: 5259 SF Conditioned
+320 SF Patio

LOT SIZE
Approximately
2,570 Square Feet +/-

WHITESIDE TOWN FLATS – 1st FLOOR ATRIUM / RETAIL / PATIO



Atrium first floor



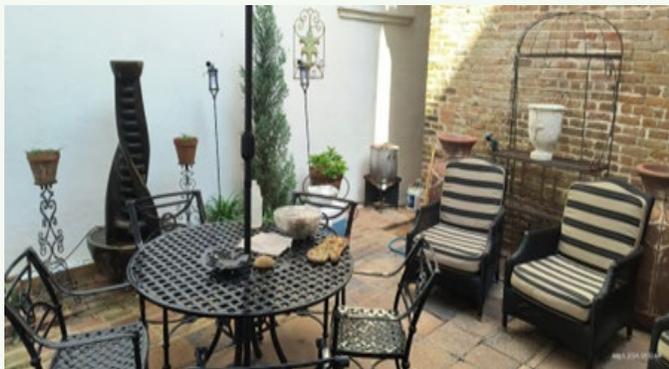
Atrium looking to skylight



Retail suite entry from Tremont Street



Retail suite with restroom on left

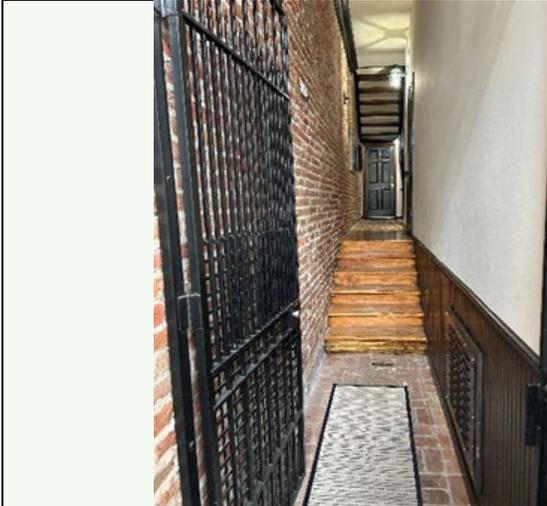


Patio off Great Room



**Front - Property front on Tremont Street
Façade just completed major refurbishing**

WHITESIDE TOWN FLATS – 1st FLOOR ATRIUM & HOME



FI 1-A. Hallway into first floor suite



FI 1-B. Entry Hall into Great room



FI 1-C. Great room looking to kitchen/dining



FI 1-D. Great room looking to outdoor patio



FI 1-E. Buffet and China cabinet / Dining



FI 1-F. First floor bedroom

WHITESIDE TOWN FLATS – 2ND FLOOR



FI 2-A. Living room & Tremont St. windows



FI 2-B. Second floor living room and fireplace



FI 2-C. Second floor dining area



FI 2.D. Second floor kitchen



FI 2-E. Second floor main bedroom



FI 2-F. Second floor office

WHITESIDE TOWN FLATS – 3rd FLOOR



FI 3-A. Third floor suite entrance



FI 3-B. Third floor living room



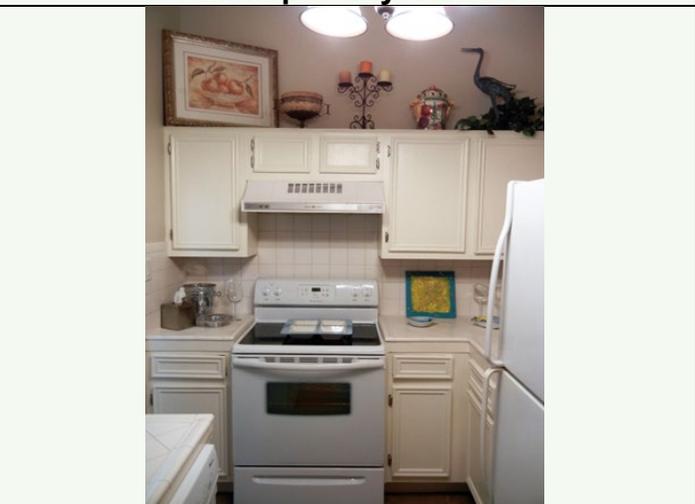
FI 3-C. Third floor living room / fireplace



FI 3-D. Third floor primary bedroom



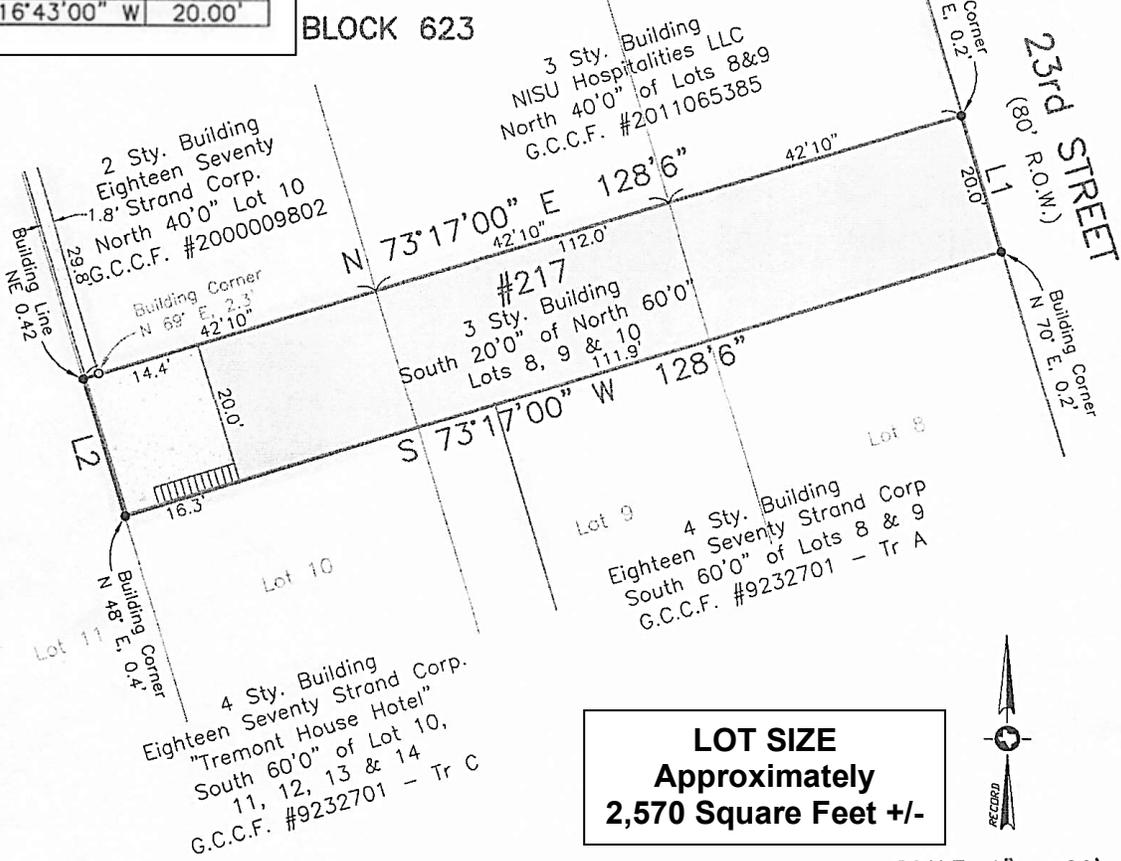
FI 3-E. Third floor second bedroom



FI 3-F. Third floor kitchen

WHITESIDE TOWN FLATS – PROPERTY SURVEY

LINE	BEARING	DISTANCE
L1	S 16°43'00" E	20.00'
L2	N 16°43'00" W	20.00'



LOT SIZE
Approximately
2,570 Square Feet +/-



SCALE: 1" = 20'

Survey of the South Twenty Feet (20'0") of the North Sixty Feet (60'0") of Lots Eight (8), Nine (9) and Ten (10), of Block Six Hundred Twenty-three (623) of THE CITY OF GALVESTON, a subdivision in Galveston County, Texas, according to the map or plat thereof in common use.

I hereby certify that on the below date, the herein described property, together with improvements located thereon, was surveyed on the ground and under my direction, and that this map, together with dimensions as shown hereon, accurately represents the facts as found on the ground this date.

Stephen C. Blaskey

Stephen C. Blaskey
Registered Professional
Land Surveyor No. 5856



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GALVESTON, TX 77552
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Registration Number: 10193855
www.hightidelandsurveying.com

SURVEY DATE:	OCTOBER 24, 2017
FILE No.:	3505-0623-0008-003
DRAFTING:	BSH
JOB No.:	17-0894

- NOTES:
- 1) This property does lie within the 100 Year Flood Plain as established by the Federal Emergency Management Agency.
 - 2) This property is subject to any restrictions of record and may be subject to setbacks from power lines as established by OSHA (call your power company).
 - 3) Bearings based on Monumentation, of North R.O.W. line of Mechanic Street (Ave C.)
 - 4) Surveyed without benefit of a Title Report.

WHITESIDE TOWN FLATS – NOTICE



IMPORTANT NOTICE: The information in this document has been obtained from sources we deem reliable. However, we make no guarantee, warranty, or representation, expressed or implied, as to its accuracy or completeness. References to age, rentable areas and land areas are approximate. User should investigate to verify the information and bears all risk for any inaccuracies or omissions.

2025

FOR ADDITIONAL INFORMATION, PLEASE CONTACT

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