



## 500 E Grove St

500 E Grove St, Terrell, TX 75160



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# Downtown Terrell



## 500 E Grove St

\$500,000

Prime Industrial-Zoned Lot - Ideal for Truck Repair Shop!

Unlock the potential of this strategically located industrial-zoned lot at 500 E Grove St, Terrell, TX. Zoned for industrial use, this property comes with approved plans for a Truck Repair shop - details available upon request from the agent.

Key...

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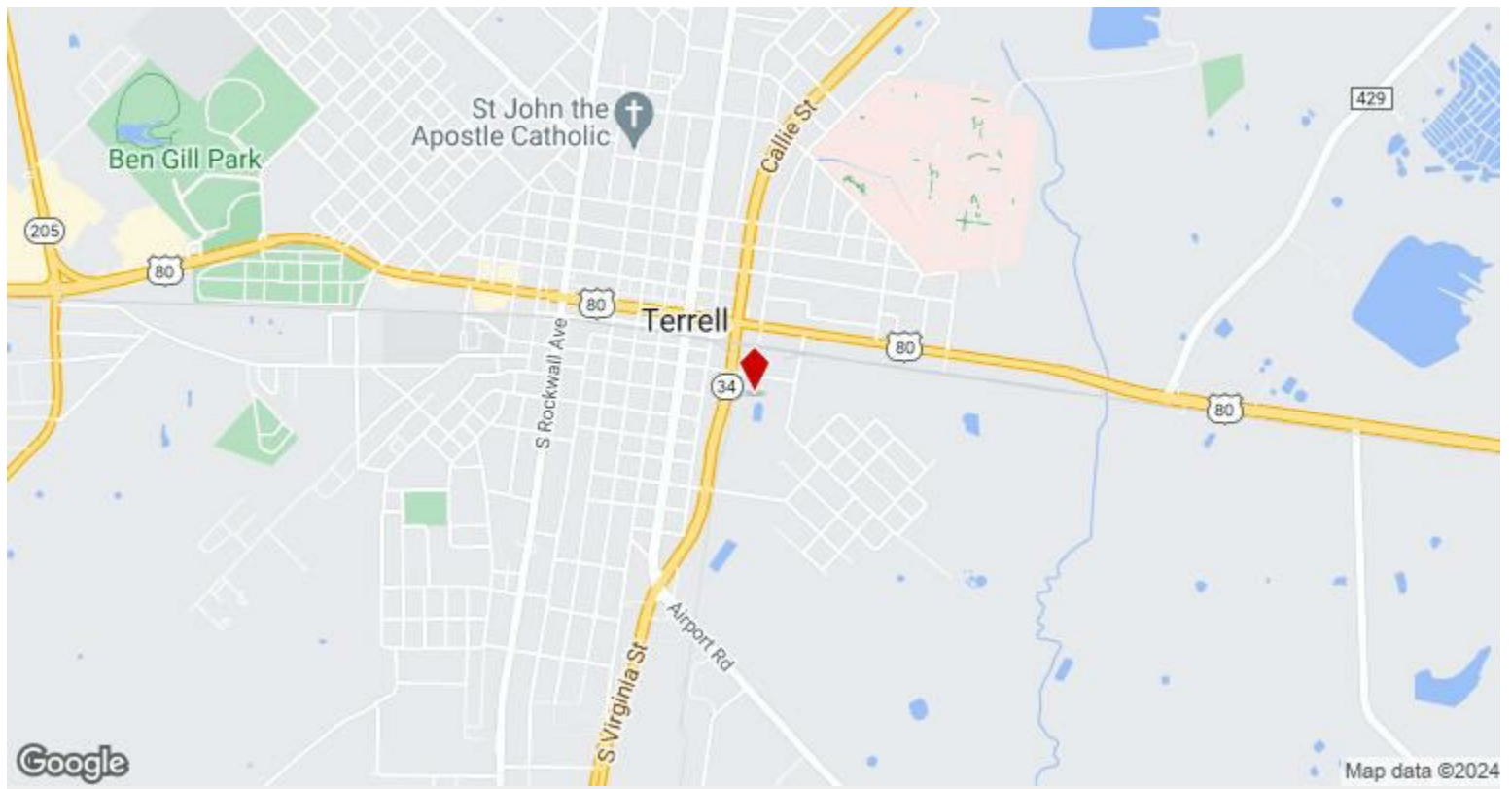
Key...

- City-approved plans for Truck repair shop
- 1 min from Downtown Terrell, 10 min from I20
- Zoned Industrial
- Corner lot



Price:	\$500,000
Property Type:	Land
Property Subtype:	Industrial
Proposed Use:	Industrial
Sale Type:	Investment
Total Lot Size:	5.80 AC
No. Lots:	1
Zoning Description:	Commercial





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### Key Features:

**Location:** Situated just 1 mile from downtown Terrell, this lot offers easy access to I20, making it a prime location for industrial activities.

**Zoning:** Industrially zoned, this lot is tailor-made for a Truck Repair shop, offering a seamless approval process for your business plans.

**Development-Ready:** The lot is leveled, cleared, and ready for immediate use. It presents a fantastic opportunity to kickstart your business or expand operations.

**Accessibility:** Enjoy convenient access to I20, ensuring smooth transportation and connectivity for your industrial activities.

**City-Approved Plans:** Take advantage of the city-approved plans for a Truck Repair shop, saving you time and effort in the planning phase. Inquire with the agent for comprehensive details.

**Versatile Use:** Beyond the approved plans, this lot provides versatility for other industrial purposes. Seize the opportunity to tailor the space to your specific needs.

Don't miss out on this incredible opportunity to establish or expand your industrial operations. Whether you're a business owner or investor, this lot promises a strategic location and pre-approved plans for a seamless development process.



# Property Photos



Building Photo



Building Photo



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Building Photo



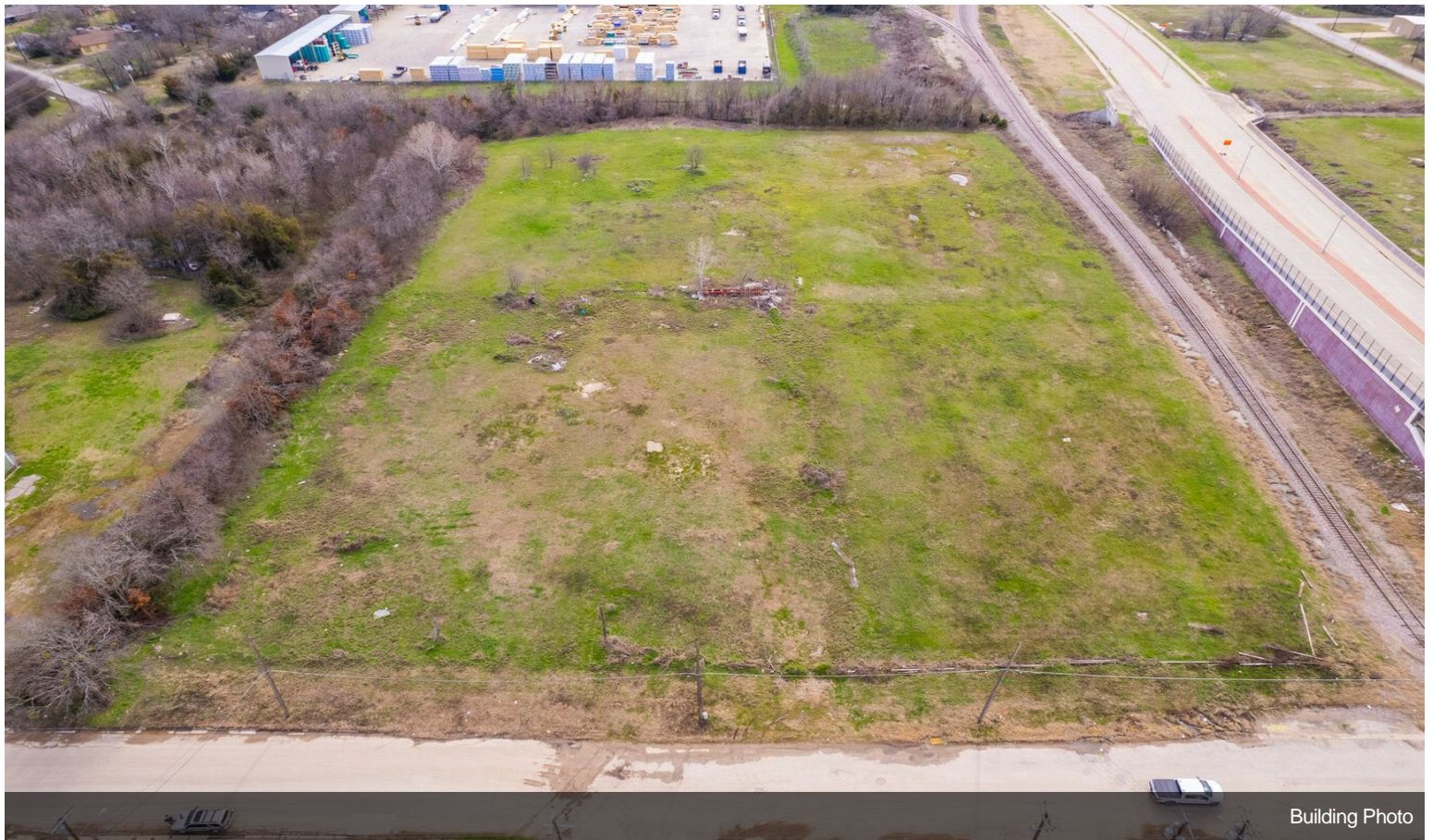
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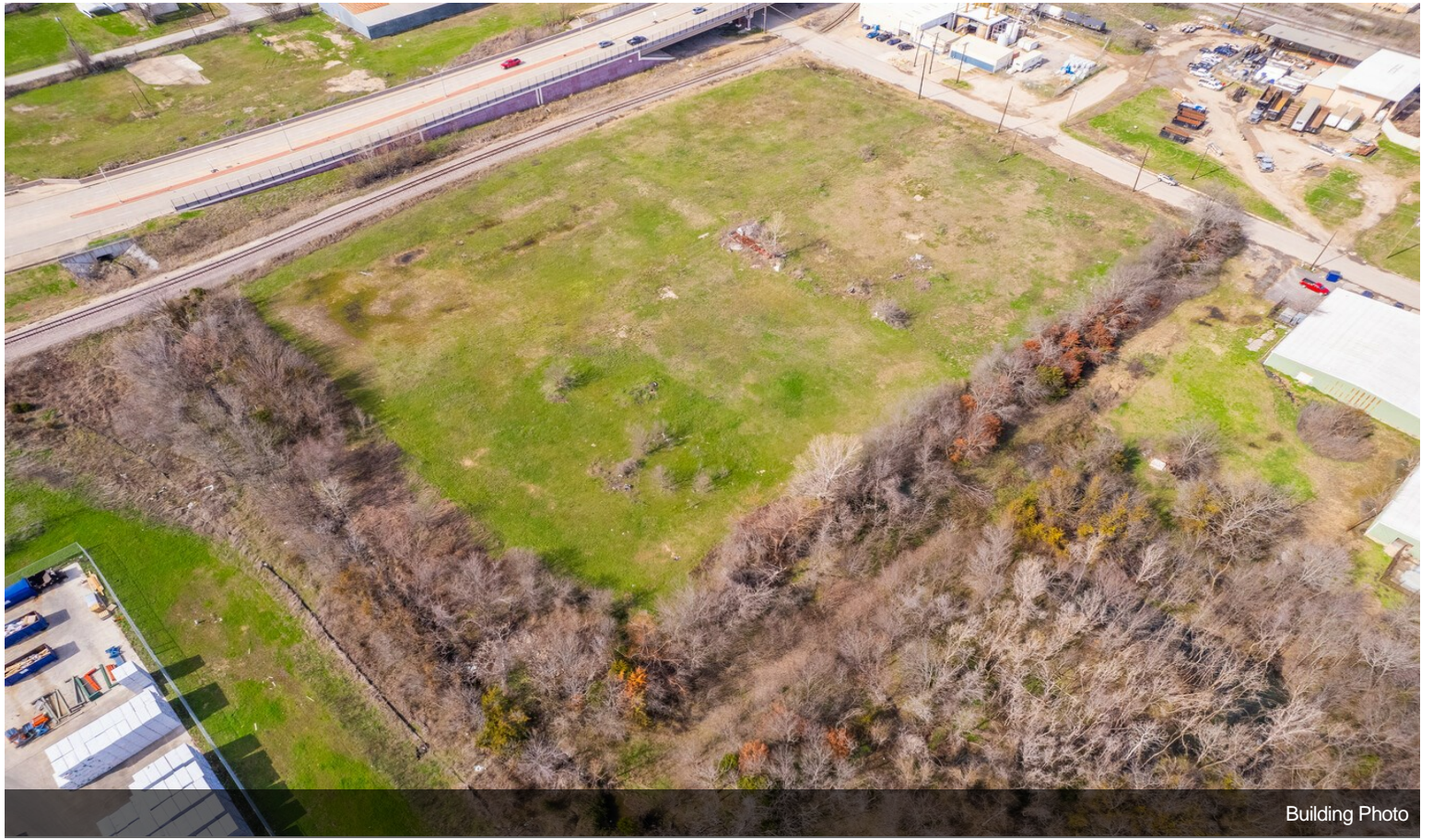
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