



4323 Greenbriar Dr

4323 Greenbriar Dr, Stafford, TX 77477

Ali Guven

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4323 Greenbriar Dr

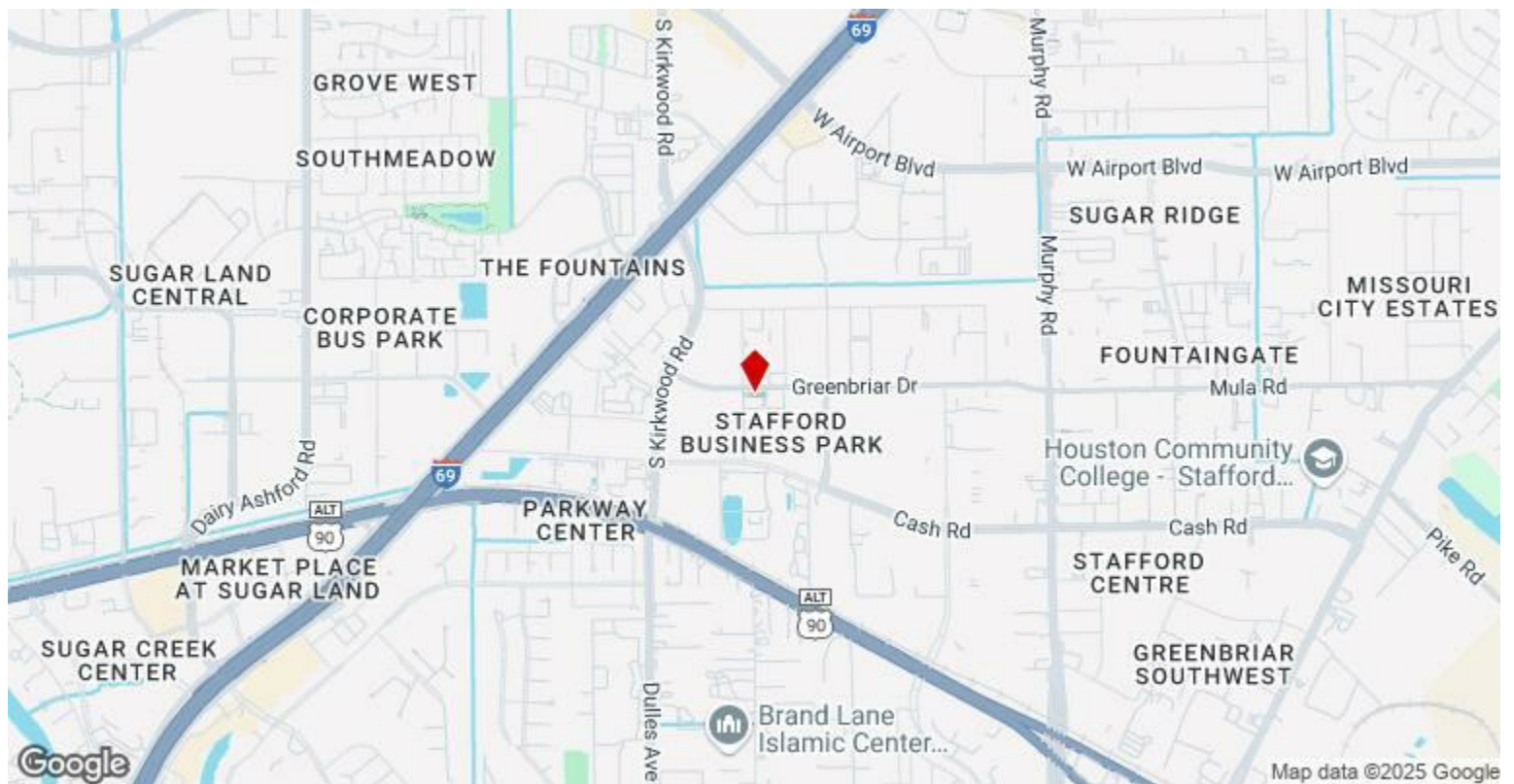
\$4,500,000

Full Sprinkler system, 7 HVAC Units, LED Lights in all warehouse area, New parking lot signs, Fully isolated ceiling, Card access to office area....

- Located in an established, well-located business park
- Heavy Power
- 2 automatic rolling wrought iron sliding gates to truck court
- Rectangular lot totaling approx. 1.692 Acres
- Exempt from city of Stafford Ad Valorem Taxes
- Approx. \$2,500 Sf very nice upgraded office area with kitchen, 3 restrooms, and meeting rooms. There are also 4 additional restrooms in warehouse area



Price:	\$4,500,000
Property Type:	Industrial
Property Subtype:	Showroom
Building Class:	B
Sale Type:	Investment or Owner User
Lot Size:	73,703 SF
Gross Building Area:	19,250 SF
Rentable Building Area:	19,250 SF
No. Stories:	1
Year Built:	2005
Tenancy:	Single
Parking Ratio:	1.87/1,000 SF
No. Drive In / Grade-Level Doors:	2
Zoning Description:	RCLM
APN / Parcel ID:	3560-01-000-0400-910



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Property Photos



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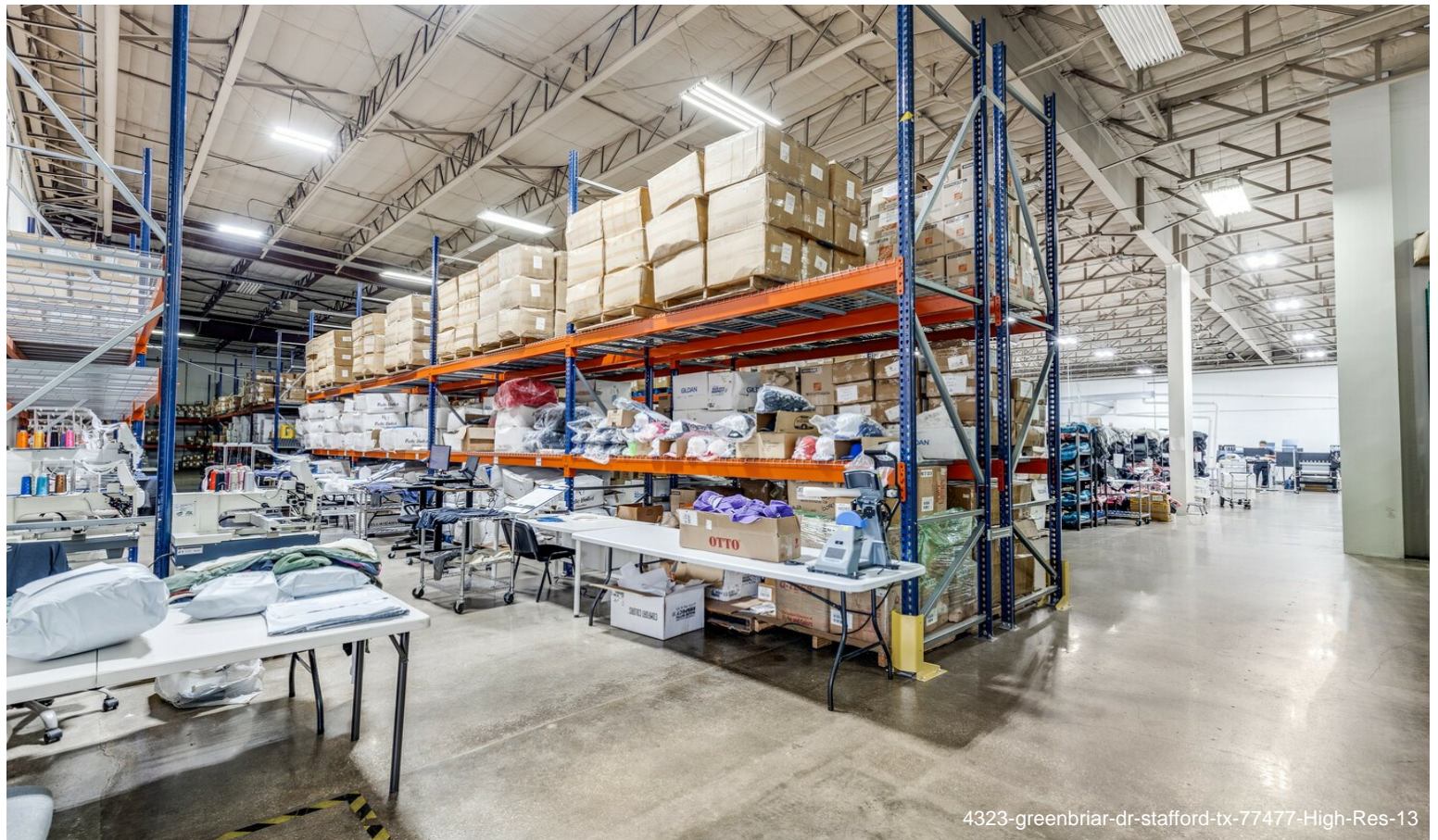
Property Photos



Property Photos



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Property Photos



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Property Photos

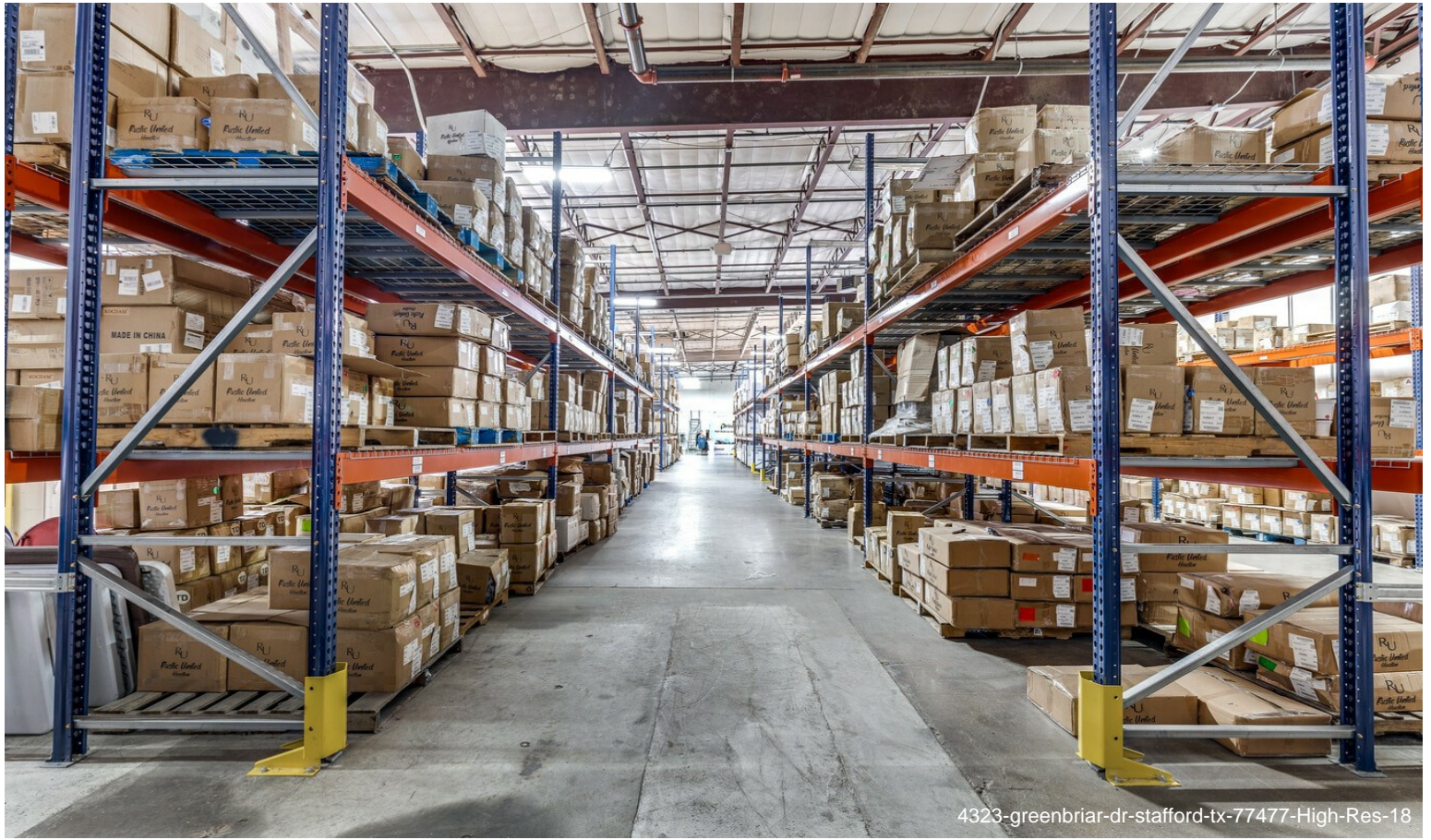


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Property Photos



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Property Photos



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Property Photos

