



Industrial Flex Space

1215 S Florida St, Borger Texas

Property Features

This versatile industrial flex space offers a functional layout and excellent street visibility on the corner of S Florida St. and Gardner St. The L-shaped property features a total of 6,000 SF, including approximately 2,300 SF of high-clearance space with 28' eave height, 3,400 SF of warehouse space with 14' ceilings, & 300 SF of finished office.

The site is equipped with one 1-ton crane and one 4-ton crane, making it well-suited for heavy-duty operations or automotive use. Access points include a 12'x12' overhead door, a 12'x10' overhead door, and two large 14'x20' sliding doors. Whether you're a mechanic shop, fabrication company, or a group with unique industrial needs, this space is adaptable and ready to support your business.

Offering Summary

SPACE AVAILABLE	6,000 SF
LOT SIZE	0.45 AC
LEASE RATE	\$7.00/SF
LEASE TYPE	NNN
AVAILABLE	Now

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Roman Thompson
roman@naiwheelhouse.com
 +1 806 241 0576
naiwheelhouse.com

Joe Magby
joe@naiwheelhouse.com
 +1 806 200 3244
naiwheelhouse.com

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