

WAREHOUSE/OFFICE 15,300 SF WESLACO, TX

2202 SUGAR SWEET AVE., WESLACO, TX 78596



INDUSTRIAL PROPERTY FOR LEASE

For More Information:

RANDY SUMMERS

VP/Associate Broker/Sales Manager

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DAVIS
EQUITY REALTY

2300 W. PIKE BLVD. SUITE 101

Weslaco, TX 78596

602 BOERNE STAGE AIRFIELD

Boerne, TX 78006

davisequity.com

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Executive Summary



OFFERING SUMMARY

Lease Rate:	\$7.80 SF/yr (NN)
Available SF:	15,300 SF
Year Built:	2003
Building Size:	40,800
Zoning:	Industrial

PROPERTY OVERVIEW

Discover an exceptional leasing opportunity at 2202 Sugar Sweet Ave., Weslaco, TX, 78596. This prime industrial property boasts unparalleled features, including proximity to Weslaco Mid Valley Regional Airport (KTXW) and the Overweight Corridor, ensuring seamless accessibility and logistical advantages. With four dock high loading doors, one grade level overhead door, and a substantial 480 Kw electrical load, this facility is ready to empower your operations. Elevate your business with this strategically located, high-capacity space designed to meet your unique needs.

PROPERTY HIGHLIGHTS

- Ceiling Height 24'
- 480kw electrical
- Adjacent to Weslaco Mid Valley Airport (KTXW)
- 2 dock doors
- Easy access to Interstate 2
- Ready for occupancy
- Along Overweight Corridor

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BROCHURE • MAY 19, 2025

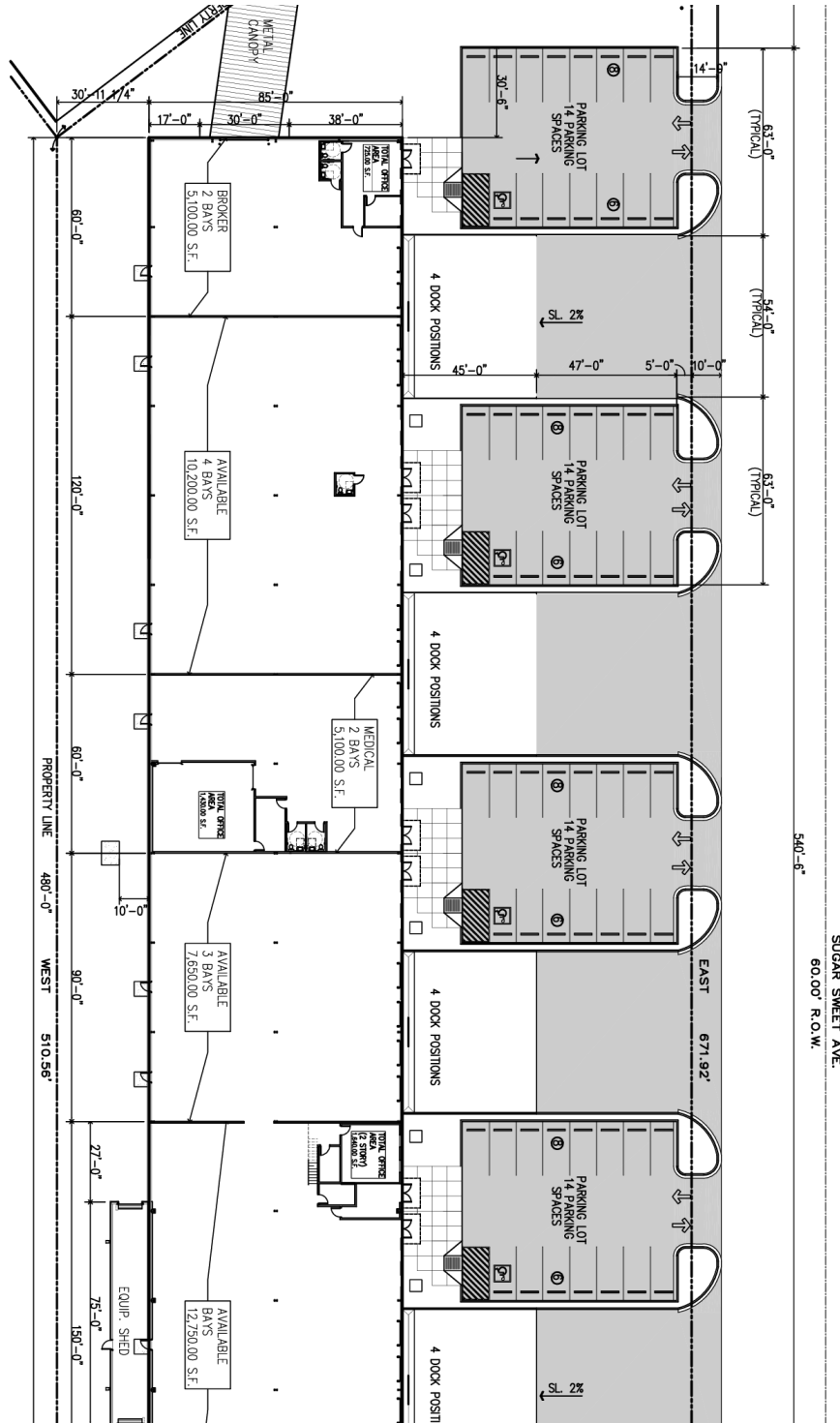
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Site Plan

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Company Disclosure Statement

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