

Office/ Retail ★ SALE

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109 N SAGINAW BLVD SAGINAW, TX 76179



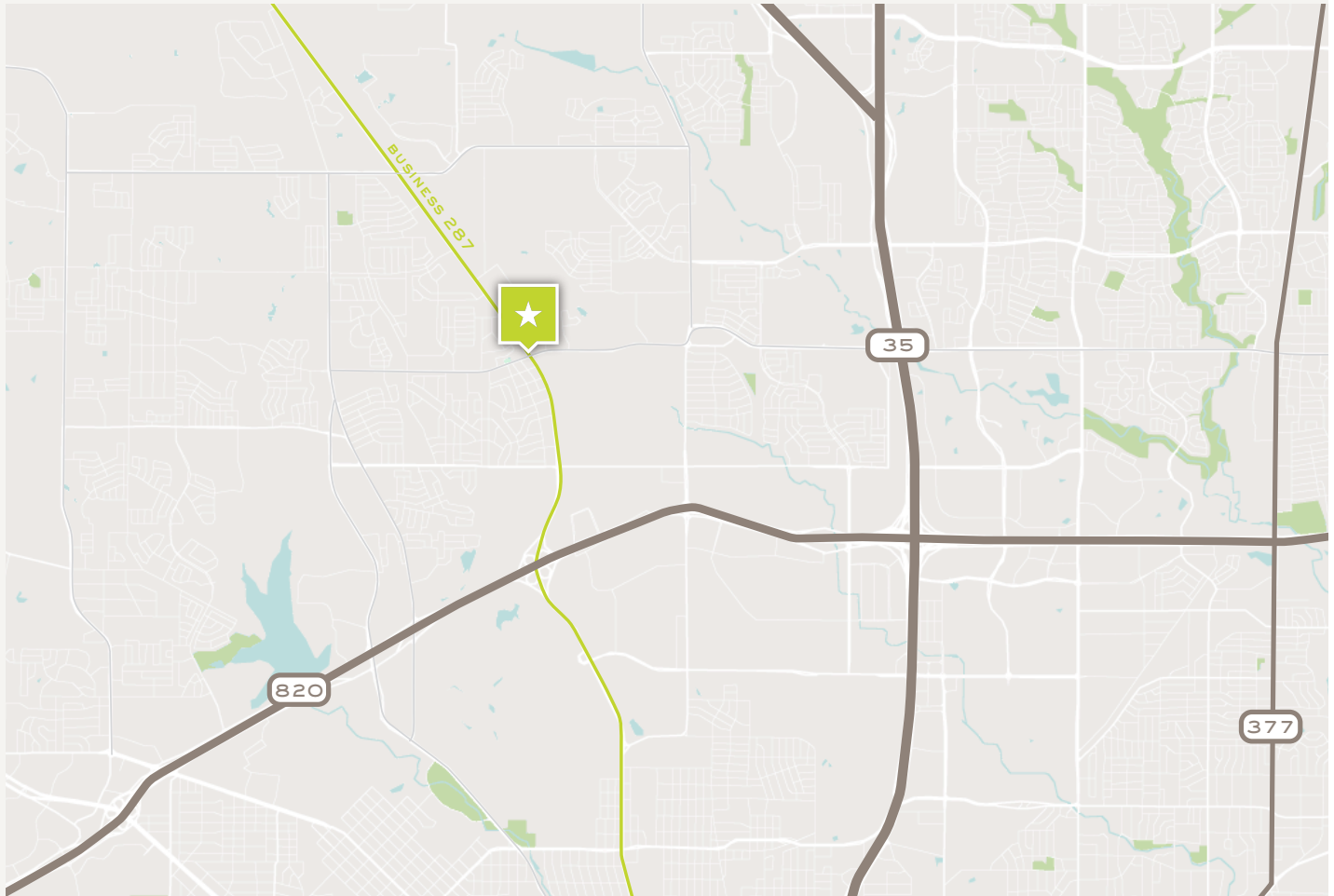
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PROPERTY FEATURES

- 1,475 SF on 0.07 AC
- City Utilities Available
- Built in 1965
- Prime Location on Saginaw Blvd Business 287
 - Bus 287 Traffic Count: 28,562 VPD
 - E McElroy Traffic Count: 7,913 VPD
- 2 Miles from Interstate 820
- Historic Building - First Fire Station in Saginaw
- High Visibility - Located at Traffic Light
- Next to Many High Traffic Area Hot Spots
- Zoning: CC-Community Commercial
- 4 miles North of the Stockyards on Main

LOCATION OVERVIEW

Located at 109 N Saginaw Blvd in Fort Worth, TX, this retail space boasts excellent visibility along Business 287 and is just minutes from I-820, offering prime access to the surrounding Fort Worth area. Positioned in a high-traffic corridor near established retail and residential communities, the property is ideal for businesses looking to attract a steady customer base. Its proximity to major highways ensures easy connectivity, making it a strategic choice for retail development in a rapidly growing area.

SALE PRICE

\$650,000

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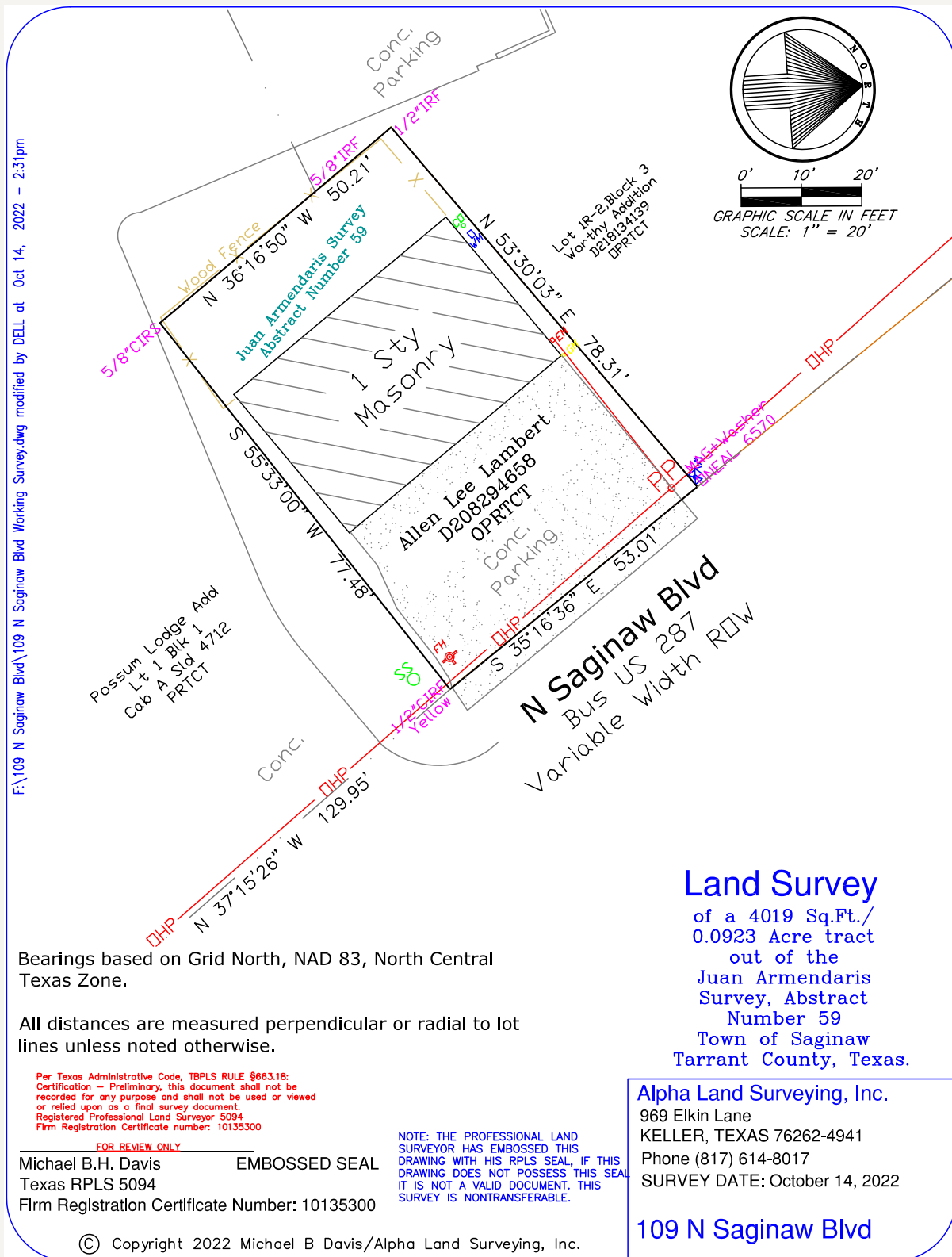
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- 1 SAGINAW RECREATION CENTER
SAGINAW CITIZEN'S CENTER
SAGINAW AQUATIC CENTER
- 2 SAGINAW POLICE
DEPARTMENT

- 3 SAGINAW PUBLIC LIBRARY
SAGINAW CITY HALL
SAGINAW COMMUNITY GARDEN
- 4 SAGINAW ELEMENATRY
SCHOOL





LANCARTE

COMMERCIAL

Relentlessly Pursuing What Matters

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