

Commercial Detail



<i>SubType</i>	<i>Price</i>	<i>MLS number</i>
Imp-No Bu	175,000	6054

<i>Legal</i>	Abstract 41, County Block 3280A, Tract 26, José Pineda Survey		
<i>Status</i>	Active	<i>Recent Change</i>	New Listing
<i>Exterior</i>	Brick	<i>I.S.D.</i>	J'ville
<i>LotSqFt</i>	22,738	<i>Acreage</i>	0.52
<i>LandDim</i>	See Narrative	<i>County</i>	Cherokee
<i>Tax/SCE</i>	\$4,148.72 ('14), AD	<i>Exemptions</i>	None
<i>City</i>	Jacksonville	<i>Year Built</i>	1980
<i>Zip</i>	75766	<i>State</i>	TX
<i>X Street</i>	Briarcove	<i>Zone</i>	M-heavy man.
<i>StndtFtr</i>	Great location, lots of sq. ft. & parking.		
		<i>Htng/Cooling</i>	CG Heat, Elec Air

1041	E.	Rusk (U.S. 79)	
<i>RoadTyp</i>	US	<i>Subdiv</i>	No
<i>Avl/Pos</i>	@ closing		

NarrtiveDscrptn

Outstanding professional office building w/ several offices, clerical, kitchen-type rooms, storage closets, reception area, 3 restrooms, parking for at least 40 vehicles, carport, wrap-around covered porch. Would make a great law office, insurance office, medical office, accounting office, etc. Lot is 128' w x 156' d x 124' w x 199' d. There are a few pieces of furniture in the building. Also available for rent for \$2,000/mo.--NNN.

Directions: From the intersection of U.S. 69 & U.S. 79, E. on 79 for 1.2 miles to property at the corner of Briarcove & 79. Jalapeño Tree on opposite corner.

BusName	N/A	AirPhoto	Yes	#HtgUnits	1	H/C SqFt	2,250.0
BusType	Prof. Office	PlnsOnFil	No	A/C Type	Central Electric	H/C SF Srce	AD
OrgnzedAs	N/A	Struct#1	Main Building	A/C Cap	Unknown	PriceOfRE	175,000
YearsInOp	0	Struct#2	14' x 14' Stor.	#A/CUnits	1	BsInvAvail	N/A
Misc1	7 Offices	Struct#3	8' x 8' Stor.	Sprinklrd	No	PrOfBsInv	
FireDist	No	Struct#4	Carport	Emer Gen	No	BusPPAvl	N/A
PrincipUse	Prof. Office	Struct#5	----	ElcSvcTp	220	PrOfBusPP	
PrpCndSt	Yes	Struct#6	----	ADA Accs	No	TrdFixAval	N/A
#Buildings	1	Struct#7	----	Sec Sys	No	PrOfTrFixt	
#Stories	1	Struct#8	----	TchReady	Yes	LseExpDate	
Constructn	Wood Frame	Struct#9	----	KitchnFac	Some	Sublseable	N/A
Foundatn	Slab	Struct#10	----	#MnsRms	3	SgnNoCmp	N/A
ExtWalls	Brick	RoadSurf	Asphalt	#LdsRms	3	FinancIsAv	N/A
Roof	Comp Shngl	NrstUSHw	U.S. 79	#PassElvtr	0	AnnHazIns	
Floors	Carpet, Vinyl,	NrstIntst	I-20	#FrtElevtr	0	WaterSup	J'ville
ParkingSF	11,000.0	RRAccess	No	#Escalator	0	AvgWater	0
#PrkgSpc	40	TotalSF	2,250.0	Feature#1	7 Offices	Sewer	Municipal
PrkgSurfc	Asphalt	OfficeSF	0.0	Feature#2	3 kitchen areas	ElecCo	Oncor Del.
CovrdPkg	1-Car Carport	RetailSF	0.0	Feature#3	3 restrooms	AvgElec	0
#OHDoors	0	WrhseSF	260.0	Feature#4	Carport	GasCo	CenterPoin
OHDHgt	0	ManufSF	0.0	Feature#5	Parking Lot	AvgGas	0
#Docks	0	OtherSF	0.0	Feature#6	----	PhoneCo	Verizon
#Ramps	0	WhseClrmc	0.0	Feature#7	----	SanSrvce	Municipal
Misc2	Covered Porch	Fencing	None	Feature#8	----	DeedRestr	No
LandSize	.522 acres	HeatType	Central Gas	Easements	Utility	Minerals	None
PlatOnFile	Yes	HtngCap		EPAIssues	None Known		