

GAUT · WHITTENBURG · EMERSON

Commercial Real Estate



806-373-3111
GWAMARILLO.COM



FOR SALE OR LEASE

**13510 FM 2590,
AMARILLO, TX**

Warehouse



BUILDING SIZE: 12,200 sf in (2) buildings
YEAR BUILT: 2016
LOT SIZE: 47,480 sf
ZONING: Outside City Limits
LEASE RATE: \$800.00 / month per 1,500 sf
ASKING PRICE: \$750,000.00

Building 1 - 3,200 sf

Currently leased to Javco Construction

- Nice space with textured walls, nice bathroom & HVAC system
- (2) radiant heaters in the warehouses
- Shop bathroom
- R11 insulation
- (2) 12' x 14' overhead doors

Building 2 - 9,000 sf (50' x 180')

- 4,500 sf available for lease
- (6) 12' x 14' overhead doors
- 16' clearance,
- 20' center height
- 220V capability

Property includes:

- (1) well
- (1) septic
- Concrete driveway



This information has been secured from sources we believe to be reliable, but we make no representation or warranties, expressed or implied, as to the accuracy of the information. References to measurements are approximate. Buyer must verify the information and bears all risks for inaccuracies.

This property is represented by:
Miles Bonifield
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LEASED E 1,500 sf	LEASED F 1,500 sf	AVAILABLE G 1,500 sf	AVAILABLE H&J 3,000 sf	LEASED K 1,500 sf
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