

**GAUT · WHITTENBURG · EMERSON**

Commercial Real Estate

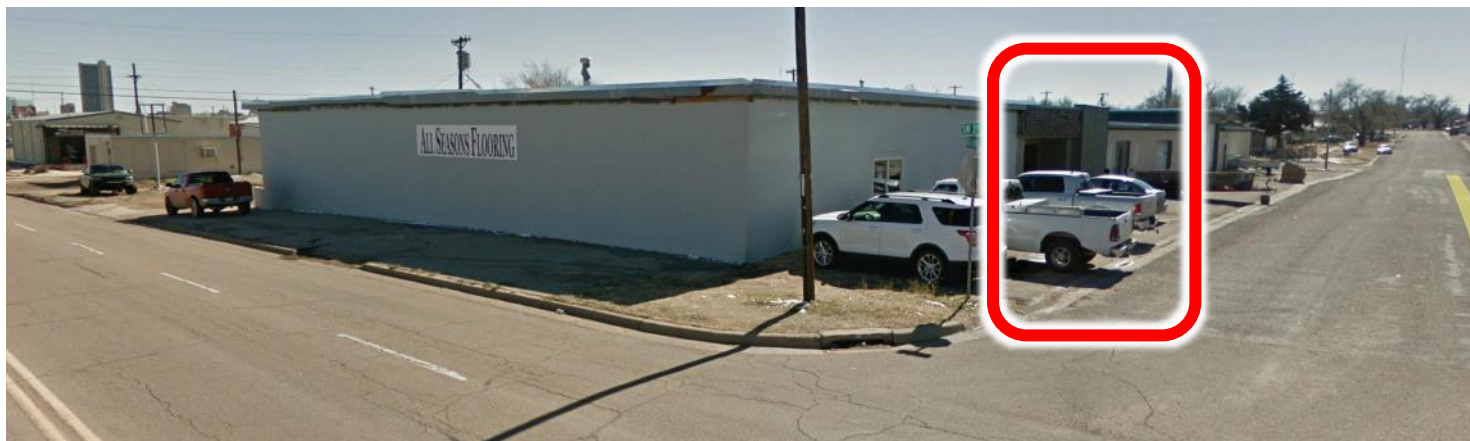
**806-373-3111**  
GWAMARILLO.COM



**FOR LEASE**

305 S Milam,  
Amarillo, TX

**WAREHOUSE**



**BUILDING SIZE:** 5,400 sf

**YEAR BUILT:** 1960

**LOT SIZE:** 34,500 sf (300' x 115')

**ZONING:** I-1 Light Industrial

**LEASE RATE:** \$900/month

- (8' x 8') Dock high door
- (2) Overhead heaters
- 168 sf office
- HVAC in office
- Restroom
- Roof in good condition
- Separate utility meter
- Other tenants include: All Seasons Flooring



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:  
Cathy Derr, CCIM  
cathy@gwamarillo.com • 806-373-3111

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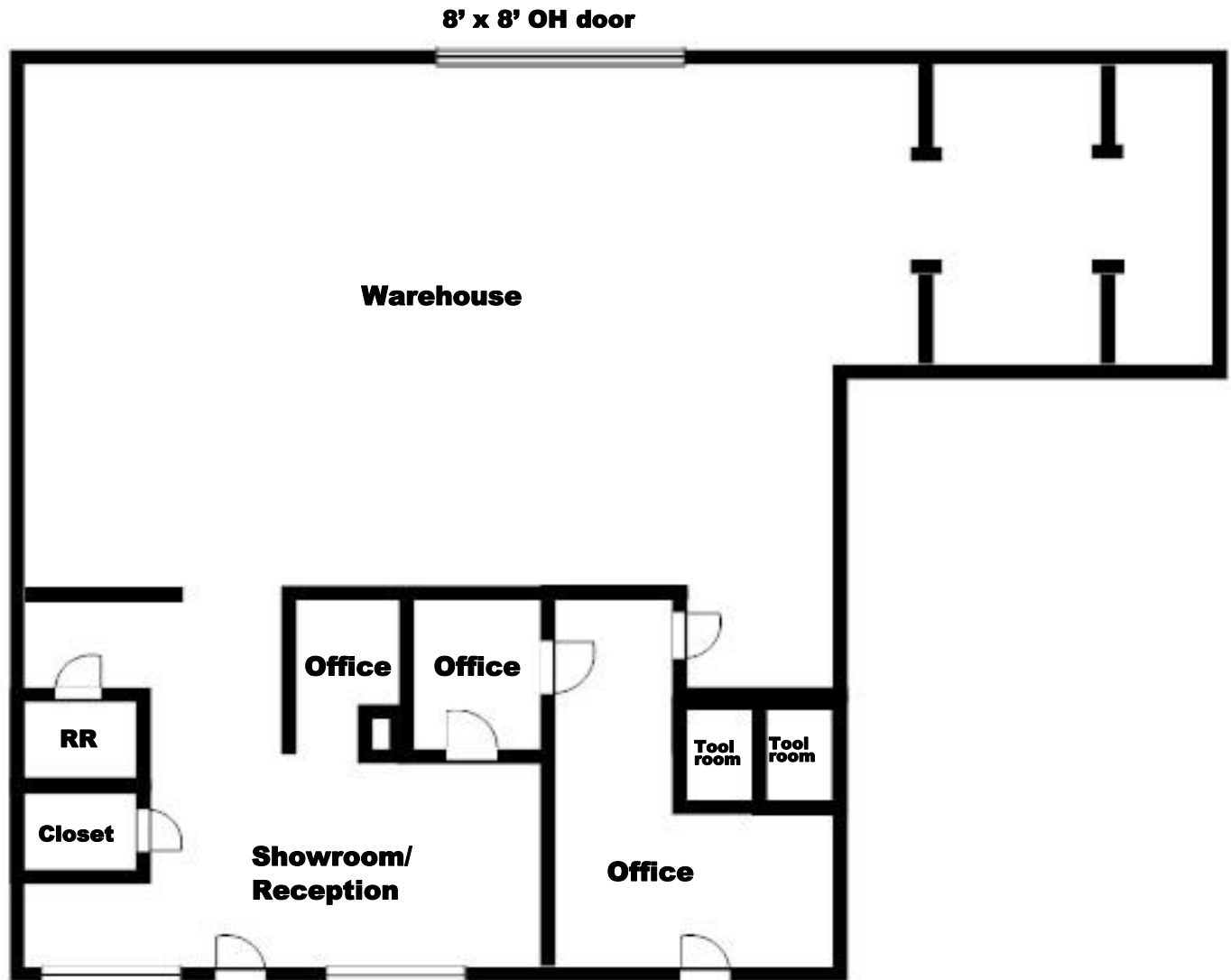
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