

Industrial For Sale

1971 N IH-35

1971 N I-35 San Marcos, TX

**McALLISTER
& ASSOCIATES**
REAL ESTATE SERVICES

Industrial

27,754 SqFt available

2.56 Total AC

Highlights

\$3,500,000 Price

Location



Description

Currently operated as Affordable Golf Cars, subject Property is 2.56 acres with all city utilities to the site.

Main warehouse is approximately 20,274 SF with ceiling heights that range from 24' to 17'. Building two is approximately 10,000 SF and is currently operated as self storage with 58 units and a main office. A portion of Building one is currently rented on a month to month lease. Additional information available upon request. A portion of the Property lies within the FEMA flood plain. Property is located just North of downtown San Marcos on the South bound frontage road of IH-35 in-between Briarwood Court and Telluride Street in San Marcos Texas.

Contact

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