

**FOR SALE**



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# HIGH AND DRY, FLOOD FREE MEDICAL BUILDING

4135 SPENCER HWY, PASADENA, TEXAS 77504

## OFFERING SUMMARY

Asking Price:	Call for Pricing
Building Area:	4,925 SF
Land Area:	22,390 SF
Zoning:	None
Signage:	Pylon & Building

## PROPERTY OVERVIEW

Originally designed as an MRI clinic, and last occupied by an oncologist center this freestanding building is capable of serving a variety of uses including medical office, general office and retail. The site offers its owner or occupant excellent access to the Bayshore Medical Center, the Pasadena Social Security Office, numerous schools, as well as Beltway 8, the Gulf Freeway, and many other of the area's most heavily traveled roadways. Please contact the listings brokers for more information, or to schedule a tour of the property.

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## LOCATION MAP

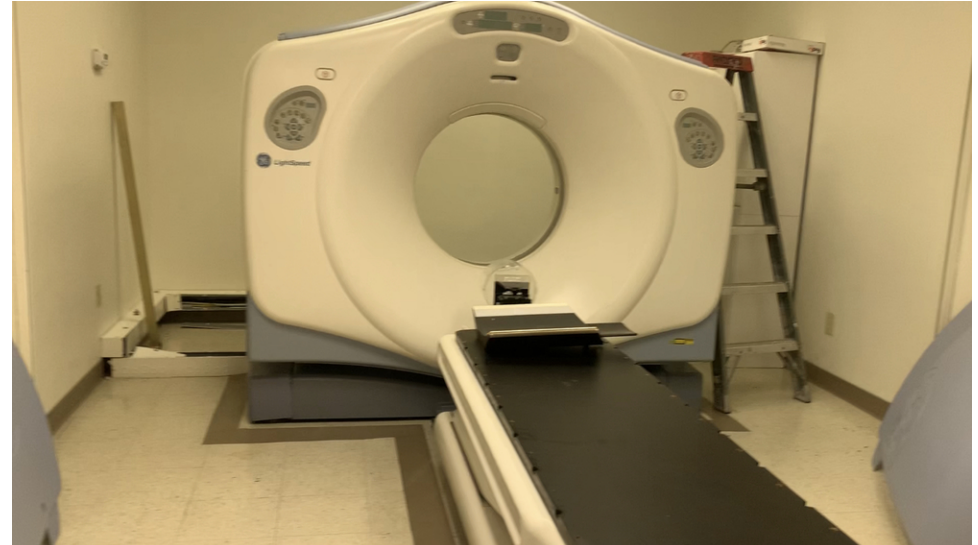
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## AERIAL MAP

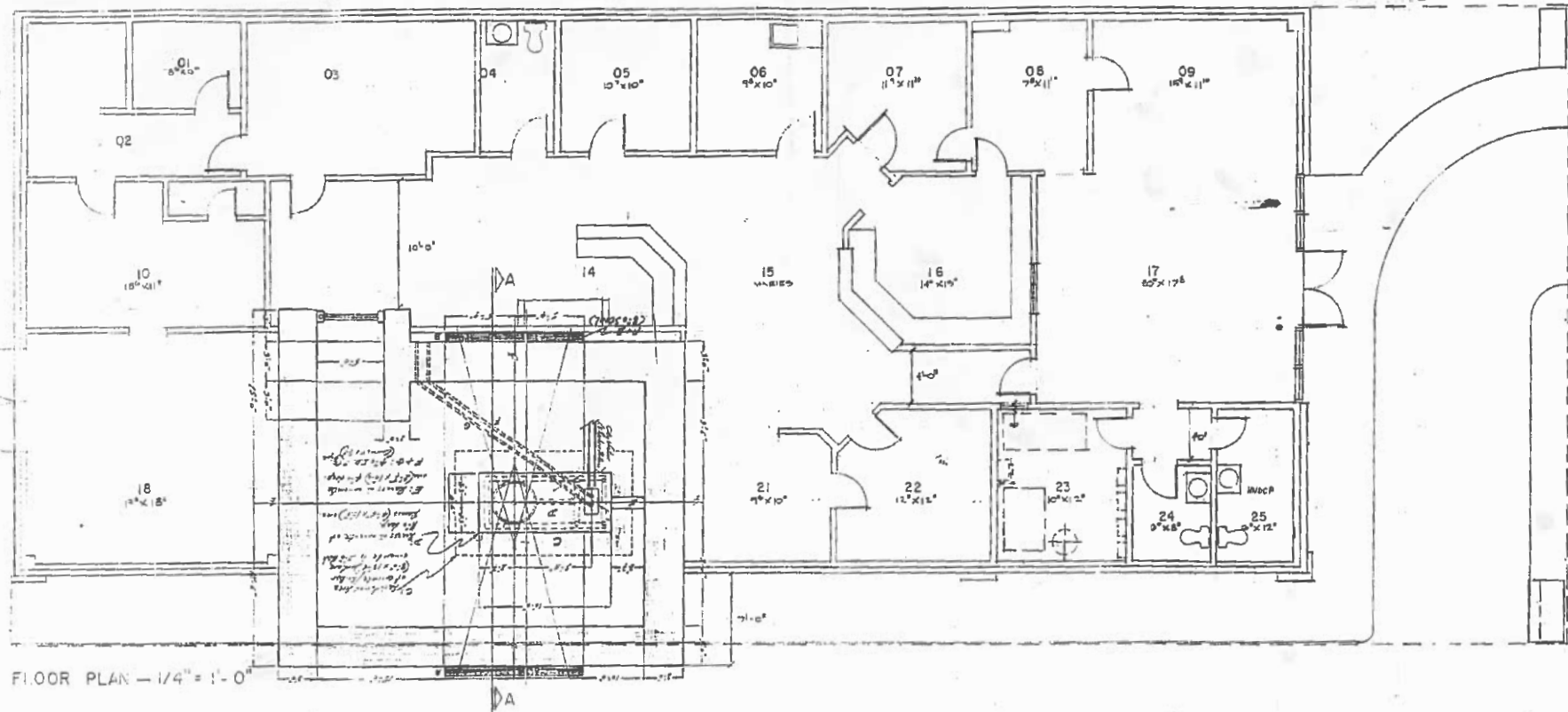
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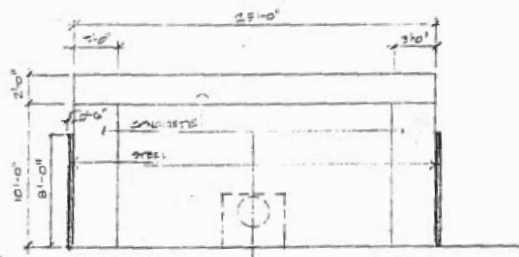
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4135 SPENCER HIGHWAY

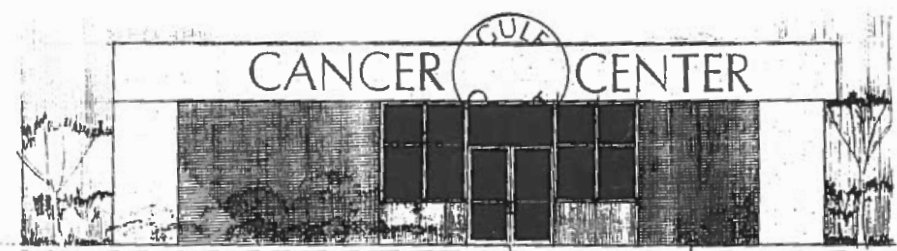
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FLOOR PLAN — 1/4" = 1'-0"



SECTION A-A — 1/4" = 1'-0"



FRONT ELEVATION — 1/4" = 1'-0"