



# ANGMAR REALTY

A Commercial Real Estate Company

2301 Hwy 1187 • Suite 203 • Mansfield, TX 76063

## For Lease

3,460+/- sf building on approx .65+/- acre - Hwy 377 Frontage  
9001 Hwy 377 South, Benbrook, TX 76126



### Property Information:

- Approximately 3,460sf building on .65 of an acre
- Zoned - Hwy Corridor - Commercial
- Building was built in 1983 and totally renovated in 2017
- Located on high traffic/high visibility Hwy 377 corner
- approx. 162' of Hwy 377 & approx. 120' of Davidson St.
- Great location for retail
- Wide open concept with sales counters/display cases in place
- Public/private restrooms
- Inventory storage area
- Manager's office
- Plenty of parking with lighted lot
- **Lease rate @ \$18/sf base + NNNs @ \$5/sf**  
(based on a min. 5 year lease ) + utilities.

**Aaron Stalberger**  
Broker-VP of Operations  
(817) 726-6454  
817-801-3486 Fax  
aaron@angmarcompanies.com  
www.AngMarRealty.com

