

# FOR SALE

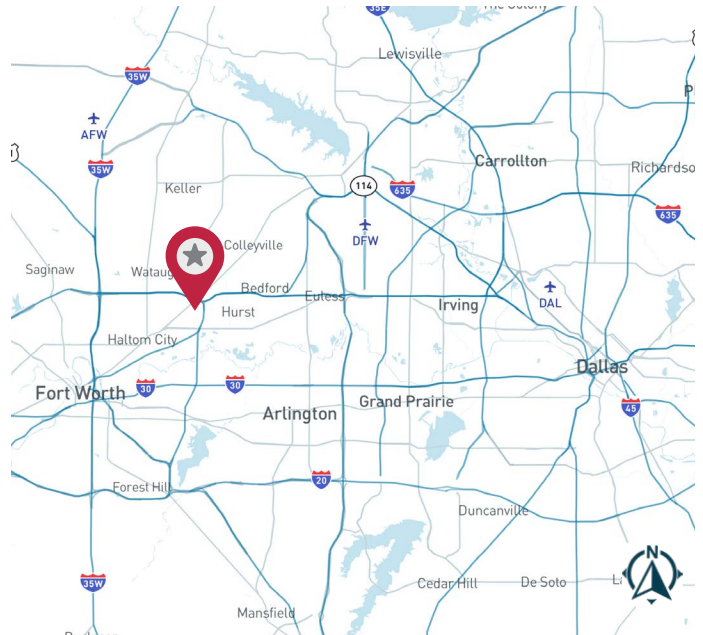
**7305 Blvd 26** | North Richland Hills, TX 76180



**±22,192 SF | RETAIL/OFFICE BUILDING**

## AVAILABILITY HIGHLIGHTS

- 22,192 SF Retail/Office Building with ~3,000 SF Warehouse
- Fully Vacant
- High Visibility
- Retail Frontage
- Dedicated Pylon Signage
- New Roof
- Owner/User Value-Add Opportunity
- Eligible for 'New Market Tax Credit Program' and up to \$25k for front facing improvements
- <1 Mile from NE Loop 820 and 0.5 mile from the new City Point Development



FOR MORE INFORMATION:

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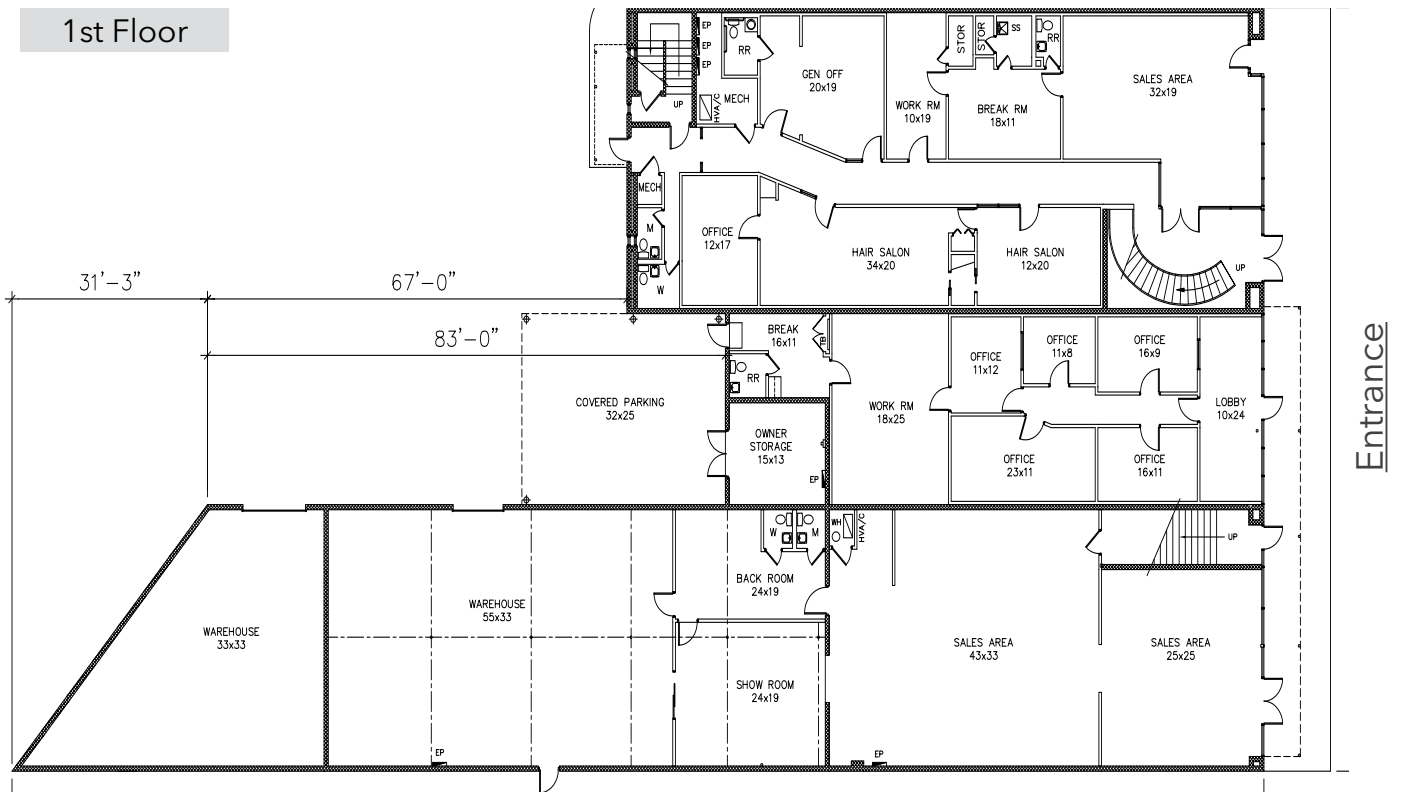
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COMMERCIAL REAL ESTATE SERVICES  
leedallas.com

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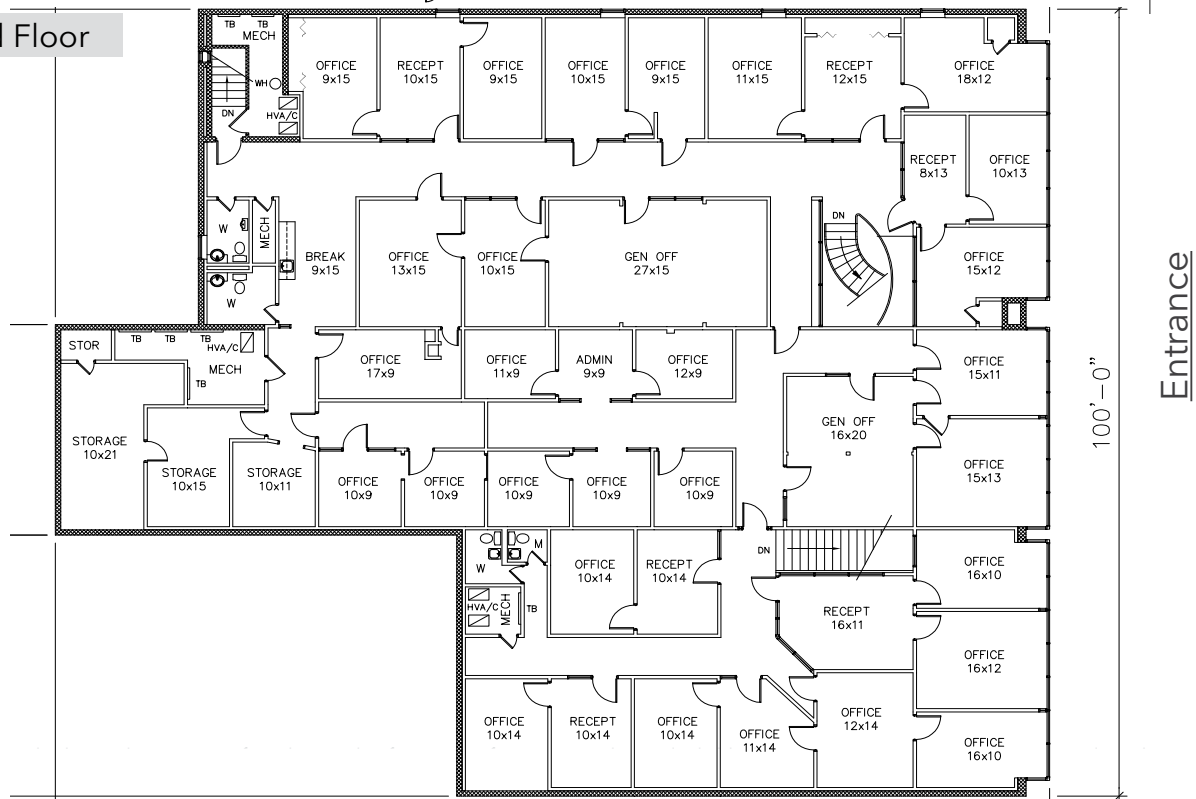
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## FLOOR PLANS

1st Floor



2nd Floor



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**DISTANCE TO:**

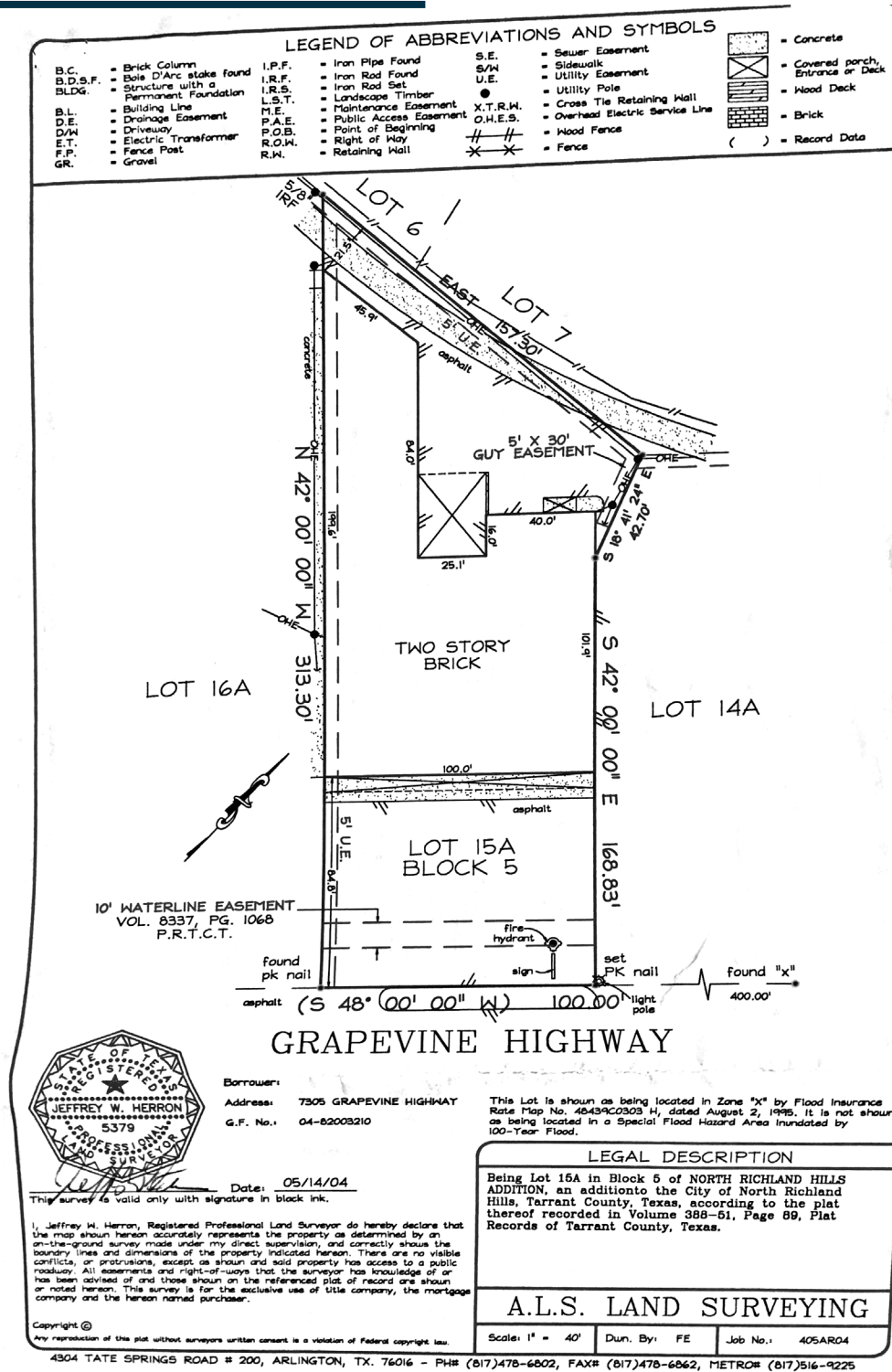
	5 MIN   .75 MILES
	10 MIN   7 MILES
	15 MIN   8 MILES
	15 MIN   13.3 MILES
	25 MIN   14.2 MILES
	32 MIN   25.5 MILES

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## SURVEY



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