

FOR SALE 2ND GENERATION OSR

7130 FM 1765, TEXAS CITY, TX 77591



PROPERTY FEATURES

Building RBA: 1,256 SF of 2nd Gen QSR

Land Area: .359 Acres (15,625 SF)

Frontage: 132' on Texas Ave (FM 1765)

Signage Available

ADDITIONAL FEATURES:

- Circle driveway with drive-through for QSR
- Additional parking spaces for walk-up customers
- Indoor dining space
- Kitchen with equipment

- High traffic counts with good opportunity for any easy go restaurant services.
- Located with in close proximity to DOW Chemical that can provide a high volume of customers.

MILAGE

- 0.99 miles to Interstate 45
- 1.23 miles to Highway 3
- 2.36 miles to Highway 146
- 2.69 miles to Emmett F Lowry Expressway
- 3.11 miles to FM 2004
- 3.77 miles to Highway 6



JIM MCGONIGLE

D / 713.275.3819

M / 832.687.3399

jmcgonigle@fritscheanderson.com

BRANDON WUNTCH

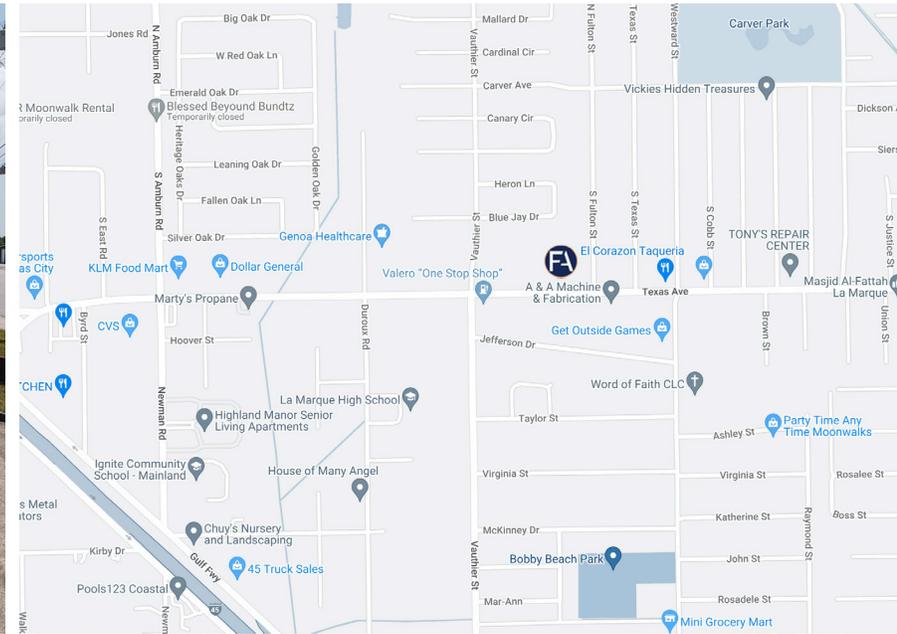
D / 713.275.3784

M / 713.882.1739

bwuntch@fritscheanderson.com

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FRITSCH ANDERSON REALTY PARTNERS / 3411 RICHMOND AVE / SUITE 700 / HOUSTON, TX 77046 / FRITSCHANDERSON.COM