

\$1,185,000 - 555 William D Fitch Parkway, College Station

MLS® #25002566

\$1,185,000

Bedroom, Bathroom,
Commercial Sale

N/A, College Station, TX

3,800 SF fully leased building built in 2017.
Located in the highly desirable South College Station market.
Visibility and access from William D. Fitch.
Leased to Behavioral Innovations since 2019.
Tenant has 96 locations throughout Texas, Oklahoma, and Colorado.
Current extension expires November 2029 with one additional 5 year renewal option.
Gross lease with expense stop.
2025 NOI - \$68,000.
Unique opportunity to purchase investment real estate in one of the hottest markets in Texas with a quality long term tenant in place.

Built in 2017

Essential Information

MLS® #	25002566
Price	\$1,185,000
Year Built	2017
Type	Commercial Sale
Sub-Type	Office
Status	Active

Community Information

Address	555 William D Fitch Parkway
Area	C16
Subdivision	N/A
City	College Station



County	Brazos
State	TX
Zip Code	77845

School Information

District	College Station
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Additional Information

Days on Market	222
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Listing Details

Listing Agent	Joshua Isenhour
Listing Office	Clark Isenhour RealEstate Svcs

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