

\$7,895,000 - 11184 Dan Williams Lane, College Station

MLS® #25010671

\$7,895,000

Bedroom, Bathroom,
Commercial Sale

N/A, College Station, TX

+/- 13.352 acre multi-use development property in College Station, TX! Offering a rare opportunity for growth, this property is located in a prime, established area of Brazos County. Improvements include a 10,000 SqFt Office/Warehouse building with (5) 16'x16' roll up doors, wrap around 18' awnings with 20' eaves. The warehouse is designed with concrete slab, spray foam insulation, metal roof, and tankless gas water heater. Office spaces are made up of 3,500 SqFt with 10' ceilings featuring a meeting/show room, individual office spaces, lobby area, kitchenette, and private restrooms. Additionally, a +/- 4,000 SqFt metal barn with aerobic septic & electricity is situated on the property, along with a +/- 1,677 SqFt brick home with attached garage. Utilities on-site: 3 electric meters, overhead electricity, 2 water meters, 3" water line ran from the road. This property presents the opportunity for growth, expansion, and development in an ever-growing area of College Station that is within miles of Texas A&M University, HWY 6, and surrounded by franchised and local businesses.

Built in 2018

Essential Information

MLS® #	25010671
Price	\$7,895,000



Year Built	2018
Type	Commercial Sale
Sub-Type	Retail
Status	Active

Community Information

Address	11184 Dan Williams Lane
Area	Other
Subdivision	N/A
City	College Station
County	Brazos
State	TX
Zip Code	77845

Amenities

Parking Spaces	10
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Interior

Appliances	Electric Water Heater
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Exterior

Roof	Metal
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Additional Information

Days on Market	19
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Listing Details

Listing Agent	Jessica Armstrong
Listing Office	Armstrong Properties

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