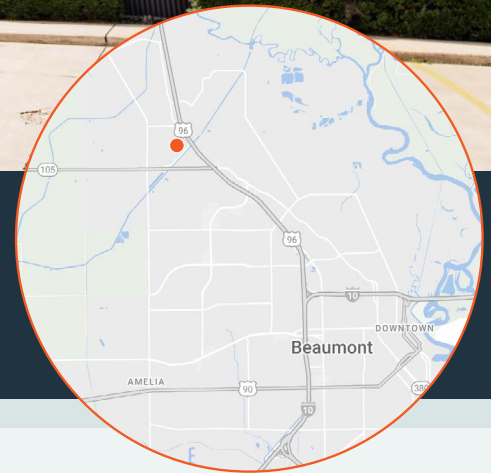


WHEELER COMMERCIAL - PROPERTY FOR SALE



FOR SALE \$1,100,000

7945 EASTEX FREEWAY
BEAUMONT, TX 77708



PROPERTY FEATURES

- 4.36 Acres
 - 7,200 SF Main Building
 - Separate 576 SF Office Building
 - Divisible into 3 separate spaces
 - » 2,081 SF
 - » 2,003 SF
 - » 3,116 SF
 - Large reception area
 - Several private offices
 - Large executive suite w/private bathroom
 - Conference Room
 - Kitchen/Break Rooms
 - Ample parking with 37 Spaces
 - Zoned GC-MD & RM-H
 - 2021 Taxes \$12,127.27
- **WILL CONSIDER LEASE**

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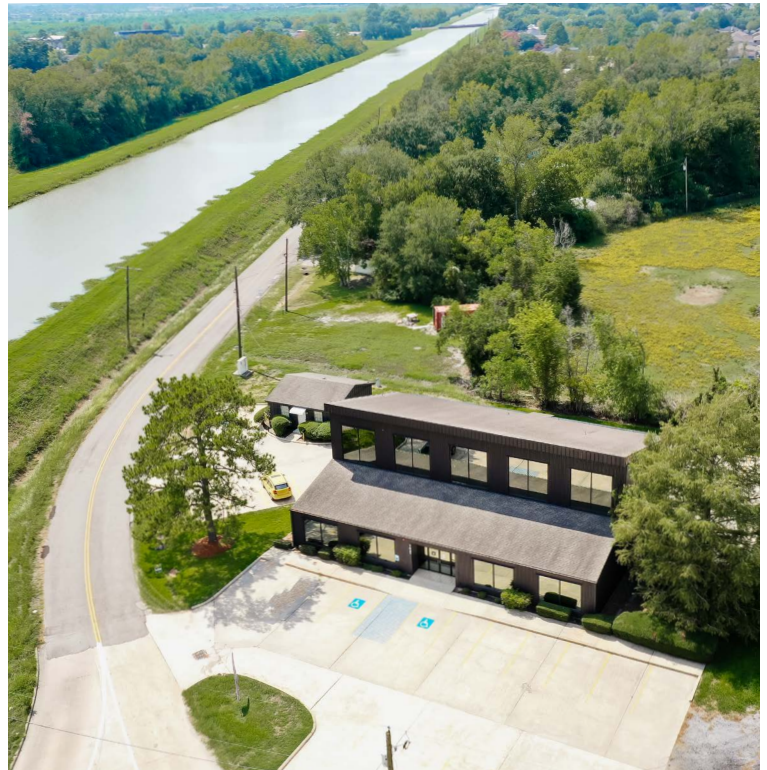


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AERIAL VIEW OF PROPERTY



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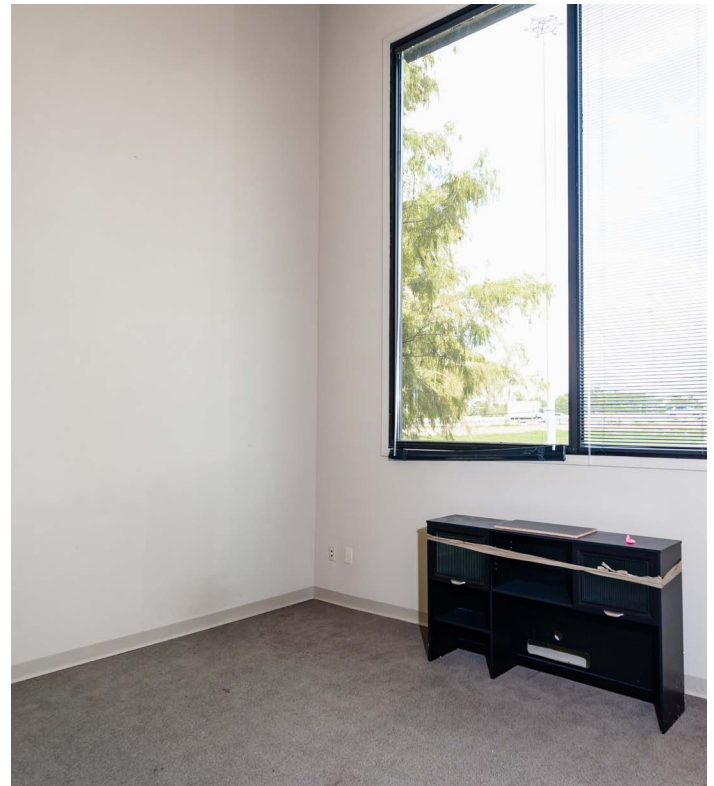
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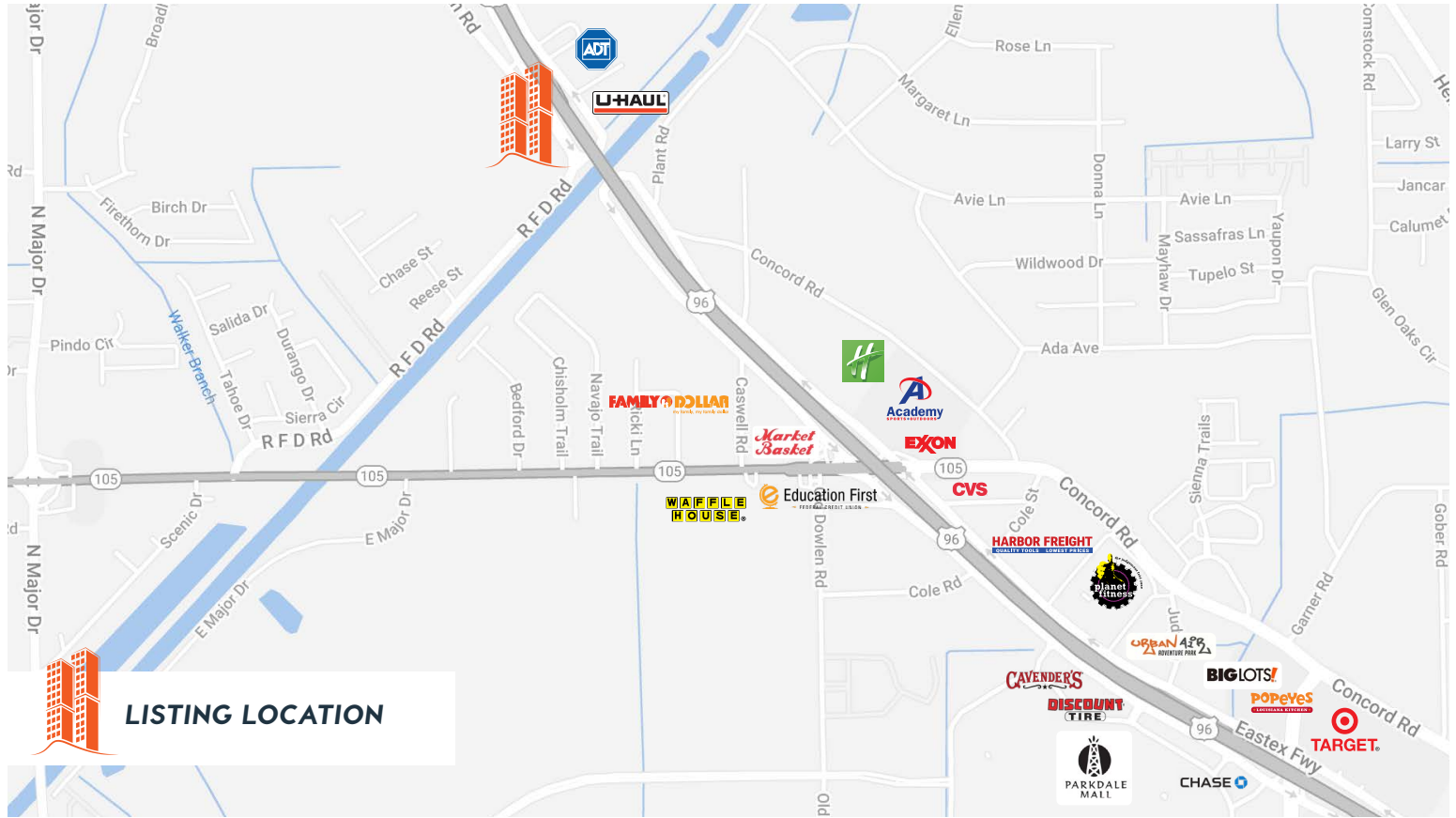


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SURROUNDING BUSINESSES



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