

NE GARDEN OFFICE BLDG FOR SALE



- Location - NE San Antonio approx half a mile north of Wurzbach Pkwy on major commercial corridor Perrin Beitel Rd
- Address - [10807 Perrin Beitel Rd, San Antonio, Tx 78217](https://www.google.com/maps/place/10807+Perrin+Beitel+Rd,+San+Antonio,+TX+78217) (click on address for map)
- Size - +/-7,600 sf divisible to +/-3,800 sf
- Zoning - C-2
- Parking - 3.8 per thousand sf
- Layout - Two contiguous +/- 3,800 sf structures; One 3,800 sf space finished with approx 8 offices, open area, wet bar/kitchen and 2 ADA restrooms; Other 3800 sf space needs to be built out
- Comments - Location has excellent identity; Convenient proximity to Wurzbach Pkwy which makes IH 35 and US HWY 281 minutes away
- Sale Price - Please contact Broker:

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**Perrin
Beitel**

SUBJECT

LOOP 410

IH 35

**HWY
281**

WURZBACH PKWY

measurements are
approx inside wall
to inside wall

43'6"

9'

12'
open
area