

GAUT · WHITTENBURG · EMERSON

Commercial Real Estate

NEW LISTINGS - JANUARY 2020

 <p>FOR SALE</p>	<p>1805 S Lakeside Dr Multi-use Building 18,300 sf building on 1.72 ac lot. Located north of I-40 East & Loop 335 intersection. Traffic count 70,000 cars /day on I-40 & 40,000 cars / day at intersection. Zoned I-1 Light Industrial. \$650,000. Bo Wulfman, CCIM</p>	 <p>FOR SALE</p>	<p>6652 Bluebird Suite 800 Retail / Office 4,000 sf building. Easy access to Canyon Drive & visible sign. Showroom, kitchen, 5 offices, 2 bathrooms, conference room, utility & storage rooms, LED lights & alarm system. \$425,000. Miles Bonifield miles@gwamarillo.com</p>
 <p>SALE OR LEASE</p>	<p>8465 W Western, Pampa TX Warehouse 6,000 sf building. w/ 3 additional buildings. 5 acre lot. Located Outside City Limits. \$375,000 or \$5,000 / mo. Cathy Derr, CCIM cathy@gwamarillo.com</p>	 <p>FOR LEASE</p>	<p>5611 Gem Lake Rd Retail Suite 100: 1,971 sf, Suite 300: 2,000 sf, Suite 400: 1,788 sf, Suite 500: 1,971 sf. Drive thru possible with both end caps. Traffic count 13,404 cars per day. \$2,973 - \$3,325 / mo. Jeff Gaut jeff@gwamarillo.com</p>
 <p>FOR SALE</p>	<p>12180 Tascosa Rd Warehouse / Office 11,830 sf building on 17.76 acres. Located north of Bishop Hills. 3,830 sf office and 8,000 sf warehouse. 6 OH doors, heated concrete floors, wash bay 4 offices & kitchen. 1,500' frontage on Tascosa Rd \$1,200,000.</p>	 <p>FOR LEASE</p>	<p>900 - 904 S Adams Warehouse 3,600 sf building on 25,265 sf lot. Warehouse, 4 offices, showroom, breakroom, 2 bathrooms, grade level door & fenced yard. Zoned Light Commercial. \$1,500 / mo. Miles Bonifield miles@gwamarillo.com</p>
 <p>FOR LEASE</p>	<p>1105 N Fillmore Quonset Barn 3,160 sf building on 12,600 sf lot. 3-phase electrical, overhead door & fenced yard. Zoned LC Light Commercial. \$700 / mo. Cathy Derr, CCIM cathy@gwamarillo.com</p>	 <p>FOR LEASE</p>	<p>12440 Tanglewood Dr Warehouse 3,000 sf building on 1.1 acres. New clear span warehouse w/ spray foam insulation. Reinforced concrete floor for RV storage & 2 (14 x 10) OH doors. \$6.00 / sf. Miles Bonifield miles@gwamarillo.com</p>
 <p>FOR SALE</p>	<p>6200 Hollywood Land ±/- 35,719 sf located on the hard corner of Viking & Hollywood Rd/Loop 335. Great pad site w/ easy access to Hollywood Rd/ Loop 335 & I-27. \$18.50 / sf. Ben Whittenburg ben@gwamarillo.com</p>	 <p>FOR SALE</p>	<p>1602 SW 8th & 706 S Travis Warehouses 1602 SW 8th: 1,500 sf metal building. \$140,000 706 S Travis: 2,000 sf metal building. \$150,000 Each building has 12' sidewalls w/ 14' peak, 12' x 10' grade level OH door, restroom, concrete drive & rocked fenced yard. Ben Whittenburg</p>
 <p>FOR SALE</p>	<p>34th & Osage NW Corner Land Osage frontage 9.10 acres - \$10/sf. Can be divided. SE 34th frontage 2.06 ac - \$12/sf. 15.2 acres in back - \$4/sf. Zoned GR - General Retail. Ben Whittenburg ben@gwamarillo.com</p>	 <p>SALE OR LEASE</p>	<p>207 Carolina, Borger Warehouse 5,228 sf building, 2.516 acre lot. Shop/mezzanine: 2 offices, breakroom, reception area, 3 restrooms 5 OH doors. Inside Shop: 2 OH doors, skylights, floor drain, Pitched roof & 2 storage bldg. \$900 / mo. Cathy Derr, CCIM</p>
 <p>FOR LEASE</p>	<p>3350 Olsen Office / Warehouse Space 400 - 1,250 sf \$1,250 / mo. Space 1400/1500 - 2,500 sf \$2,400 / mo. Space 1600 - 1,250 - \$1,100 / mo. Space 1800 - 1,250 - \$1,250 / mo. Ben Whittenburg ben@gwamarillo.com</p>	 <p>SALE OR LEASE</p>	<p>4406 S Bell Restaurant 3,488 sf fast casual location on a 29,700 sf lot. 2nd generation restaurant space, newly remodeled. Zoned GR General Retail. \$995,000 or \$20.00 sf/yr. Ben Whittenburg ben@gwamarillo.com</p>
 <p>FOR LEASE</p>	<p>9901 S Georgia Warehouse 11,400 sf recently constructed warehouse. 5.66 ac lot. (5) 15' OH doors. Located 1 mile from Hollywood Rd (Loop 335). Out of City Limits. \$1,100 - \$2,000 / mo. Gabe Irving, CCIM gabe@gwamarillo.com</p>	 <p>FOR LEASE</p>	<p>43617 Teckla Restaurant 3,482 sf building on 46,668 sf corner lot. Located at the corner of Paramount & Teckla, New owner making renovations. Zoned GR General Retail. \$3,450 / mo. Ben Whittenburg ben@gwamarillo.com</p>
 <p>FOR SALE</p>	<p>2811 4th Ave, Canyon Restaurant 5,844 sf building on 1.8 ac lot w/ 100+/- parking spaces. Fully equipped large scale restaurant adjacent to WT Main Campus. Located at corner of 4th Avenue and Hospital Drive Zoned Planned Development. \$21 sf/mo. Jeff Gaut jeff@gwamarillo.com</p>	 <p>FOR SALE</p>	<p>Bell, South of 45th Land 34,844 sf lot. Located near high traffic intersection Approx. 236' of frontage on Bell x 150' depth. Surrounding businesses: United Supermarkets & BSA Urgent Care. Zoned Planned Development. \$495,000. (14.22/ sf) Cathy Derr, CCIM</p>

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DONE DEALS - DECEMBER 2019

 <p>LEASED</p>	<p>9901 S Georgia, Suite 300 Warehouse 3,000 sf space leased. Lease negotiated by Gabe Irving, CCIM</p>	 <p>LEASED</p>	<p>715 S Polk Bar / Restaurant 10,433 sf leased. Lease negotiated by Gabe Irving, CCIM</p>
 <p>LEASED</p>	<p>4500 I-40 West, Suite C Office 1,700 sf suite leased. Lease negotiated by Cathy Derr, CCIM cathy@gwamarillo.com</p>	 <p>LEASED</p>	<p>600 S Tyler First Bank Southwest Tower 1,083 sf office space leased. Lease negotiated by Aaron Emerson, CCIM, SIOR aaron@gwamarillo.com</p>
 <p>LEASED</p>	<p>8801 Buccola The Markets at Soncy 1,051 sf space leased. Lease negotiated by Ben Whittenburg ben@gwamarillo.com</p>	 <p>SOLD</p>	<p>4412 Tradewind St. Land 6.78 acres sold. Sale negotiated by Cathy Derr, CCIM cathy@gwamarillo.com</p>
 <p>LEASED</p>	<p>600 S Tyler First Bank Southwest Tower 1,482 sf office space leased. Lease negotiated by Aaron Emerson, CCIM, SIOR aaron@gwamarillo.com</p>	 <p>LEASED</p>	<p>1616 S Kentucky Office 542 sf office space leased. Lease negotiated by Jeff Gaut jeff@gwamarillo.com</p>
 <p>LEASED</p>	<p>3307 I-40 West LAND 16,988 sf of land leased. Lease negotiated by Jeff Gaut jeff@gwamarillo.com</p>	 <p>SOLD</p>	<p>13040 S Coulter Land 8 lots totaling 10.53 acres sold. Sale negotiated by Gabe Irving, CCIM gabe@gwamarillo.com</p>
 <p>LEASED</p>	<p>1616 S Kentucky Office 1,875 sf office space leased. Lease negotiated by Jeff Gaut jeff@gwamarillo.com</p>	 <p>LEASED</p>	<p>600 S Tyler First Bank Southwest Tower 19,222 sf office space lease renewed. Lease negotiated by Aaron Emerson, CCIM, SIOR aaron@gwamarillo.com</p>
 <p>LEASED</p>	<p>34th & Coulter Summit Shopping Center 1,742 sf retail space Lease negotiated by Ben Whittenburg ben@gwamarillo.com</p>	 <p>SOLD</p>	<p>2801 Paramount Office 4,4850 sf bldg. on 29,458 sf lot sold. Sale negotiated by Aaron Emerson, CCIM, SIOR aaron@gwamarillo.com</p>
 <p>LEASED</p>	<p>600 S Tyler First Bank Southwest Tower 1,416 sf office space lease renewed. Lease negotiated by Aaron Emerson, CCIM, SIOR aaron@gwamarillo.com</p>	 <p>LEASED</p>	<p>6900 I-40 West The Atrium at Coulter Ridge 5,003 sf office space leased. Lease negotiated by Aaron Emerson, CCIM, SIOR aaron@gwamarillo.com</p>
 <p>LEASED</p>	<p>9901 S Georgia, Suite 400 Warehouse 3,000 sf space leased. Lease negotiated by Gabe Irving, CCIM gabe@gwamarillo.com</p>	 <p>LEASED</p>	<p>301 S Polk THE AMARILLO BUILDING 409 sf office space leased. Lease negotiated by Aaron Emerson, CCIM, SIOR aaron@gwamarillo.com</p>