

GAUT · WHITTENBURG · EMERSON

Commercial Real Estate

NEW LISTINGS - JUNE 2021

FOR SALE



**2404 & 2406 SW 1st
LAND**

13,939.2 sf located in NW Amarillo just off N McMahsters Rd. 2 vacant lots in established neighborhood. Can be purchased individually or together. Zoned MF-1 - Multiple Family 1. \$4,200 per lot.

Cathy Derr, CCIM
cathy@gwamarillo.com

FOR SALE



**W Sandelewood Dr, Pampa TX
LAND**

15.14 acres located on Sandelewood Dr, between Hobart & Crest Rd. Surrounding businesses include: Walmart, GNC, Cato's Fashion, Sally's Beauty Supply, Niva Nail Salon, Toot N' Totum, Hobby Lobby, Burkes Outlet, Ollie's Bargain Outlet. \$300,000

J. Gaut, CCIM, SIOR j@gwamarillo.com

FOR LEASE



**200 Westgate Parkway
WESTGATE PARK CENTER**

1,037 - 12,589 sf just off Soncy Rd, adjacent to Westgate Mall. High traffic area (55,000 cars/day). Current Tenants: First Medical, Unknown Comic, Accents, T-Mobile, Any Lab Test, & Marble Slab. Zoned PD - Planned Development. \$12 - \$16 sf/yr

Bo Wulfman, CCIM
bo@gwamarillo.com

FOR SALE



**S Soncy & Bent Tree Rd
LAND**

5.71 acres at the intersection of 45th & Soncy Rd, next to Academy Sports & Outdoors. 135' frontage on Soncy Rd. Surrounding businesses: Pak A Sak, Dunkin Donuts, Sakura Japanese Steakhouse, & FirstCapital Bank of Texas. Zoned GR - General Retail. \$28 & \$12 psf

Bo Wulfman, CCIM

FOR SALE



**1619 S Kentucky
WELLINGTON SQUARE**

104,531 sf Class A office / retail building situated on 9.26 acres at the intersection of I-40 & Georgia. Currently 76% occupied. High traffic area. Zoned PD - Planned Development. 7% cap rate. \$7,500,000

Cathy Derr, CCIM
cathy@gwamarillo.com

FOR LEASE



**7203 I-40 West
COULTER PLAZA**

1,124 - 3,692 sf office/retail space located on the SWC of I-40 and Coulter Road immediately adjacent to east entrance of Westgate Mall. Surrounding businesses: Verizon, Hoffbrau Steakhouse, & Amarillo National Bank. Zoned GR - General Retail. \$8 - \$10 sf/yr. (NNN)

Bo Wulfman, CCIM

FOR LEASE



**1410 S Washington
RETAIL/OFFICE**

Space 1: 300 sf w/ shampoo bowls, separate studio, washer and dryer and private bathroom. Leases for \$500. **Space 2:** 500 sf w/ multiple shampoo bowls in place. Located on 15th & Washington just 1 mile from Downtown Amarillo.

Jeff Gaut jeff@gwamarillo.com

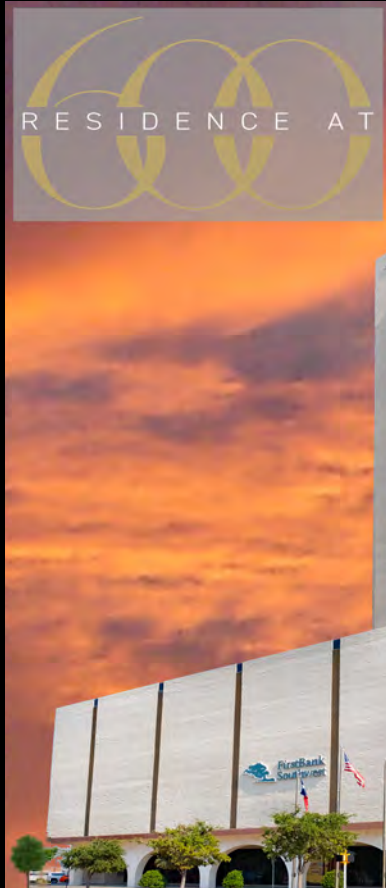
FOR SALE



**17 Unit Portfolio
INVESTMENT**

14,721 sf in 4 properties & 17 units. Multifamily mixture from a duplex to 7 units. Separately metered units. Some upgrades include windows, pex plumbing, & painted eaves. NOI: \$92,488. CAP Rate: 8.04%. (\$78.12/sf) \$1,150,000

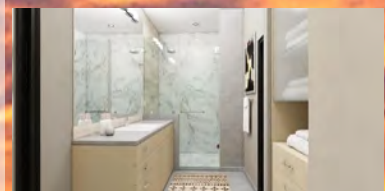
Miles Bonifield
miles@gwamarillo.com



**OFFERING
LUXURY LIVING
IN THE HEART OF
DOWNTOWN AMARILLO**

14 Units Available

With leases starting at \$1975 a month, each apartment will have modern features with gorgeous views, access to a 24-hour fitness center, and a coffee boutique. After a long day, residents can enjoy a craft cocktail, wine, and delicious meal while enjoying the views that can only be found at the Amarillo Club, one of the community's oldest private dining venues.



For leasing information, please contact
Aaron Emerson, CCIM, SIOR
aaron@gwamarillo.com or 806-373-3111

GAUT · WHITTENBURG · EMERSON

Commercial Real Estate

DONE DEALS - JUNE 2021



SOLD

**114 SW 6th
RETAIL CENTER**
9,702 sf at the intersection of 6th & Tyler in Downtown Amarillo. One block to FirstBank Southwest Tower & Amarillo National Bank. Zoned CB - Central Business.
**Sale negotiated by
Cathy Derr, CCIM
cathy@gwamarillo.com**



LEASED

**7701 SW 81st Suite 410
WAREHOUSE**
2,000 sf new construction warehouse located near Coulter, Soncy, & Loop 335 to I-27. Outside city limits.
**Lease Negotiated by
Gabe Irving, CCIM
gabe@gwamarillo.com**



SOLD

**17300 Laguna Vista Rd
LAND**
8 acres located southeast of Amarillo, outside of city limits. Beautiful terrain, 540' frontage on Laguna Vista Rd, limited restrictions, & partial flood zone. Great location for homesite.
**Sale Negotiated by
Miles Bonifield
miles@gwamarillo.com**



LEASED

**3505 I-40 West Suite 250
RETAIL**
1,500 sf leased to NuSpine Chiropractic. Located on I-40, just east of the I-40 & Western intersection. Space will be next to Stanton Optical.
**Lease negotiated by
Ben Whittenburg
ben@gwamarillo.com**



SOLD

**3318 S Georgia
WESTHAVEN VILLAGE**
7,061 sf located just off Georgia & 34th in busy retail area. Zoned GR - General Retail.
**Sale negotiated by
Gabe Irving, CCIM
gabe@gwamarillo.com**



LEASED

**1616 S Kentucky
WELLINGTON OFFICE PARK**
7,043 sf office space. Easy access from I-40 & Georgia w/ on-site management, new roof, renovated conference room, & parking garage w/ security door.
**Lease negotiated by
Jeff Gaut &
Aaron Emerson, CCIM, SIOR**



SOLD

**Tascosa Rd & Loop 335
LAND**
3.45 acres on the NWC of Amarillo, outside city limits. Good visibility & access to both Loop 335 and Tascosa Rd. Property is fenced & build ready.
**Sale negotiated by
Ben Whittenburg &
Miles Bonifield**



LEASED

**7910 McCormick Units 100-200
WAREHOUSE**
4,800 sf located outside city limits, minutes away from Amarillo & Canyon. Flex space w/ interior build out, restroom, 16' sidewalls, & 14' overhead doors.
**Lease negotiated by
Gabe Irving, CCIM
gabe@gwamarillo.com**



SOLD

**5630 W Amarillo Blvd
FORMER APPLEBEE'S**
5,419 sf restaurant in NW Amarillo, just off the corner of Gem Lake Rd & Amarillo Blvd. Property to be remodeled and used as a mexican restaurant.
**Sale negotiated by
Ben Whittenburg**



SOLD

**9th & Sunny
DEVELOPMENT LAND**
16,553 sf lot located on 9th near Bell St in the medical district w/ easy access to medical center. Zoned O2 - Office District 2.
**Sale Negotiated by
Jeff Gaut
jeff@gwamarillo.com**



LEASED

**3801 Olsen Suite 6
OLSEN VILLAGE WEST**
1,590 sf open retail area, one small office, utility room, storage area, & restroom. Leased to MoreLife 2550. Zoned GR - General Retail.
**Lease Negotiated by
Ben Whittenburg
ben@gwamarillo.com**



SOLD

**100 E Farmers
LAND**
10 acres located on E Farmers between Washington St. & Tradewind St., outside city limit.
**Sale Negotiated by
Miles Bonifield
miles@gwamarillo.com**



LEASED

**18901 19th Unit 100-110
WAREHOUSE**
4,000 sf in fast growing Bushland. Located just off I-40 & Bushland Rd. Outside city limits.
**Lease negotiated by
Gabe Irving, CCIM
gabe@gwamarillo.com**



SOLD

**5411 McCormick
WAREHOUSE**
10,560 sf on W McCormick between Bell St & Palo Pinto St, outside city limit.
**Sale negotiated by
Gabe Irving, CCIM
gabe@gwamarillo.com**



LEASED

**200 Westgate Pkwy Suite 201-J1
WESTGATE PARK CENTER**
1,654 sf retail center adjacent to Westgate Mall, & centrally located in the regional retail district. High traffic area (55,000 cars/day). Zoned PD - Planned Development. Leased to Pella Windows & Doors.
**Lease negotiated by
Bo Wulfman, CCIM & Ben Whittenburg**



SOLD

**25501 Laguna Vista Rd
RESIDENTIAL LOT**
5.01 acres southeast of Amarillo outside city limits. Beautiful terrain, 290' frontage on Laguna Vista Rd. limited restrictions, & partial flood zone. Great location for a homesite.
**Sale negotiated by
Miles Bonifield
miles@gwamarillo.com**



LEASED

**8951 FM 2219 Unit 200
WAREHOUSE**
2,400 sf w/ one man door & (2) 14' overhead doors. Near multiple housing developments and 1 mile to I-27. Outside City Limits.
**Lease negotiated by
Gabe Irving, CCIM
gabe@gwamarillo.com**



SOLD

**Care Circle
DEVELOPMENT LAND**
32,869 sf located in Legacy Square Professional Park less than 1/2 mile to the Harrington Regional Medical Center. Lot is to be developed into a doctor's office.
**Sale negotiated by
Ben Whittenburg
ben@gwamarillo.com**