

GAUT · WHITTENBURG · EMERSON

Commercial Real Estate

NEW LISTINGS - MAY 2023

SALE/LEASE



**1900 S Coulter, Ste G
MEDICAL OFFICE**

For Sale: \$295,000. For Lease: \$2,950/mo. 1,984 sf medical office. Reception, clerical area w/ built-in's, 2 restrooms, 5 exams areas, kitchen, break room, lab, storage area & 2 private offices.

Ben Whittenburg
ben@gwamarillo.com

LEASE



**10000 S Georgia
WAREHOUSE/OFFICE**

Office warehouse w/ large fenced yard. Consists of 3,805 sf of office and 7,644 sf of warehouse. Controlled gated access & security lighting. \$7,500/month plus NNN. Outside City Limits

Ben Whittenburg
ben@gwamarillo.com

SALE



**4023 SW 49th
WAREHOUSE/OFFICE**

3.07 acres w/ 6 buildings (47,788 sf). (3) office buildings w/8,838 sf. (3) warehouses w/ 38,900 sf. Located on the West side of I-27 between Hillside and 45th Street. Zoned LC. \$3,350,000

Jeff Gaut
jeff@gwamarillo.com

SALE



**1515 NE 3rd
DOCK HIGH WAREHOUSE**

9,708 sf dock high warehouse w/ office & fenced yard. Total of 8 dock doors & one dock door w/ ramped access. 2 dock doors are covered for weather protection. All dock door have elevators. Zoned I-1. \$ 395,000.00

Ben Whittenburg
ben@gwamarillo.com

SALE



**2700 S Western
OFFICE SPACE**

1,190 sf office condo with large reception area 3-4 offices, 2 bathrooms, LED lighting, large windows for natural light. HVAC air recently replaced and new paint. \$195,000.00

Miles Bonifield
miles@gwamarillo.com

SALE



**501 N Arthur
DISTRIBUTION FACILITY**

12,068 sf combination of office / warehouse. 5+ offices, breakroom, restroom & meeting room. Clear span warehouse w/ 1,500 sf cold storage. 1.92 acres total. Zoned I-1. \$645,000.00

Jeff Gaut
jeff@gwamarillo.com

LEASE



**1401 NE 24th
CONVENIENCE STORE**

1,998 sf building on 18,730.8 sf lot. includes many fixtures. Convenience store business must be purchased for \$170,000. inventory purchase can be negotiated. LEASE: \$3,000/NNN

Cathy Derr, CCIM
cathy@gwamarillo.com

LEASE



**9404 Hillside Rd, Ste 101
RETAIL SPACE**

1,440 sf new construction retail space. Adjacent to Town Square Village, Vedure Fitness & The Legacy at Town Square. Front door parking. 1st generation retail and office space. \$22/sf.

Miles Bonifield
miles@gwamarillo.com

SALE



**621 East Amarillo Blvd
COMMERCIAL LOT**

27,442.8 sf corner lot. Amarillo Blvd is the Business I-40 route through Amarillo, w/ abundant retail businesses & high traffic count. Zoned LC - Light Commercial. \$15 /sf.

Bo Wulfman, CCIM
bo@gwamarillo.com

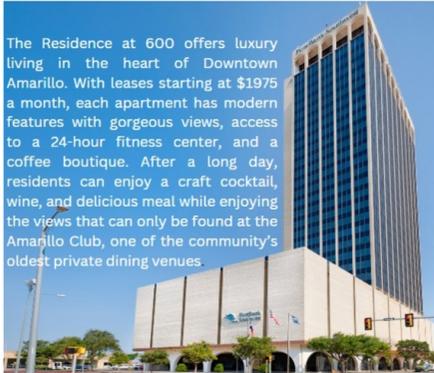
SALE



**SE Corner Soncy & Hillside
RETAIL PAD SITES**

Located adjacent to The Greenways & across Hillside from The Colonies. Both are high-end residential & commercial developments. Zoned GR - General Retail. \$12 - \$25 psf.

Ben Whittenburg **Jeff Gaut**
ben@gwamarillo.com jeff@gwamarillo.com



The Residence at 600 offers luxury living in the heart of Downtown Amarillo. With leases starting at \$1975 a month, each apartment has 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.



DESIGNER HIGH-RISE RESIDENCES
UNIQUE, UPSCALE, UNCOMPROMISING.

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DOWNTOWN LIVING



GAUT · WHITTENBURG · EMERSON

Commercial Real Estate

DONE DEALS - MAY 2023

LEASED

MORE UNITS AVAILABLE

**18901 19th, Bushland
STORAGE UNIT/WAREHOUSE**

2,000 sf (40' x 50') unit end unit with 12' x 14' overhead door. Located just east of Bushland Road on 19th. Easy access to I-40.

Gabe Irving CCIM
gabe@gwamarillo.com

SOLD

**4341 & 4381 Canyon Drive
RETAIL/OFFICE/WAREHOUSE**

Retail, office, warehouse, service & covered lot. Warehouse/service buildings accessible by 20 grade level OH doors 37,681 sf of building sitting on 4.84 acres. Perimeter is fenced.

Ben Whittenburg
agent@gwamarillo.com

SOLD

**1002 S Georgia
RETAIL BUILDING**

Former laundromat just south of the high traffic intersection at S. Georgia & SW 10th Avenue. Property has 130' frontage on S Georgia with good access & signage.

Jeff Gaut
jeff@gwamarillo.com

LEASED

**3501 Soncy
MEDICAL OFFICE**

Bo Wulfman, CIM represented the Tenant in the lease of 11,398 sf office at 3501 Soncy. This is a 150,00 sf multi-tenant medical office complex.

Bo Wulfman CCIM
bo@gwamarillo.com

LEASED

**7620 Hillside
THE MARKETS AT HILLSIDE**

1,800 sf space is move-in ready with new carpet and paint. Layout is good for many uses. Highly desirable retail corridor with great demographics.

Ben Whittenburg
ben@gwamarillo.com

LEASED

MORE UNITS AVAILABLE

**7765 Longoria
NEW CONSTRUCTION WAREHOUSE**

1,500 sf w/ interior buildout available with restroom in each unit. 12'- 14' sidewalls & 10' - 12' OH doors. 2 Miles to Amarillo city limits & 4 miles to Canyon city limits.

Gabe Irving CCIM
gabe@gwamarillo.com

LEASED

**1201 S. Polk
DOWNTOWN OFFICE**

840 sf office space at the corner of 12th & Polk in Downtown Amarillo. 16 apartment units above commercial spaces.

Gabe Irving CCIM
gabe@gwamarillo.com

LEASED

MORE SPACE AVAILABLE

**421 SE 24th
DISTRIBUTION CENTER**

112,775 sf distribution center w/ 36,399 sf office and 40,126 sf warehouse. Secured fenced storage and yard space. Zoned I-1 Light Industrial

Ben Whittenburg
ben@gwamarillo.com

LEASED

MORE SPACE AVAILABLE

**2618 Wolflin Village
WOLFLIN VILLAGE CENTER**

1,336 sf retail space. Wolflin Village is one block south of Interstate 40. Since 1953, it has held strong as one of the most desired shopping centers in Amarillo. More space available.

Ben Whittenburg
ben@gwamarillo.com

LEASED

MORE SPACE AVAILABLE

**3350 OLSEN
OFFICE/RETAIL/WAREHOUSE**

1,250 sf located just west of Paramount Blvd. Move-in ready office/retail. 12' x 12' grade level door in rear warehouse.

Ben Whittenburg Miles Bonifield
ben@gwamarillo.com miles@gwamarillo.com

LEASED

MORE UNITS AVAILABLE

**8101 Soncy
SONCY BUSINESS PARK**

3,000 sf warehouse leased. Units Feature: 10' x 10', 10' 6" x 20' & 10'-16' tall overhead doors, central HVAC throughout, restroom & 220V plugs 3 Phase Electrical

Gabe Irving CCIM Bo Wulfman CCIM
gabe@gwamarillo.com bo@gwamarillo.com

SOLD

MORE SPACE AVAILABLE

**4100 W. Amarillo Blvd
WAREHOUSE/DISTRIBUTION**

10,248 sf warehouse on 39,204 sf on corner lot at Amarillo Blvd and Forest. Office area & warehouse w/ 2 grade level OH doors and 2 dock high OH Doors. Fully fenced. Zoned I-1

Ben Whittenburg
ben@gwamarillo.com

SALE

922 910 906

SW 6th Avenue

**906, 910, 922 SW 6th
WAREHOUSE COMPLEX**

Great warehouse complex located on the west end of downtown Amarillo. Ideal for construction or construction services. 27,995 sf in 3 buildings on 32,670 sf lot. Zoned I-1

Ben Whittenburg
ben@gwamarillo.com

LEASED

MORE SPACE AVAILABLE

**3505 OLSEN
OLSEN PARK OFFICE COMPLEX**

2,311 sf office suite. Locally owned office building w/ natural lighting atrium. Easy access to I-40, Western St. & Paramount Blvd. High retail/ office corridor.

Miles Bonifield Kristen Chilcote
miles@gwamarillo.com kristen@gwamarillo.com

LEASED

**9901 Georgia
CLEAR SPAN WAREHOUSE**

3,000 sf clear span warehouse space w/(2) 14H x 12' W OH doors, bathroom, 16.5' middle clearance. Concrete parking around the property. Large fenced yard. Outside City Limits.

Miles Bonifield
miles@gwamarillo.com

LEASED

MORE SPACE AVAILABLE

**4010 River Road
VALLEY PLAZA SHOPPING CENTER**

LEASED 3,000 Sf retail space. Located at the intersection of River Road & Hastings w/ area businesses that include: Dollar General, Thai Pepper, Amarillo Discount Convenience Store.

Cathy Derr, CCIM
cathy@gwamarillo.com

SOLD

**6011 SW 45th
OFFICE BUILDING**

9,410 sf office & 880 sf shop/warehouse accessible by a 10' x 10' grade level OH door, large outdoor monument sign, exterior LED lighting & 36 parking spaces.

Ben Whittenburg Sheril Blackburn
ben@gwamarillo.com sheril@gwamarillo.com

SOLD

AVAILABLE

**8613 Hillside
DEVELOPMENT LAND**

Ben Whittenburg represented the Buyer in the purchase of 25,700 sf lot on Hillside, just east of Soncy.

Ben Whittenburg
ben@gwamarillo.com