

**FOR
Sale**



5340 El Paso Dr

El Paso, Texas 79905

Roland Correa
Commercial Broker
(915) 328-9992

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Sales Price: \$3.95 Million

PROPERTY HIGHLIGHTS

- Suites: 10
- Total SF: 16,171 sf
- Additional Lot for Parking
- Potential NOI: \$245,848

Commercial Investment Property at the corner of El Paso Dr and Paisano just off Alameda with easy access to I-10, the Border Highway and adjacent to Texas Tech Medical Center and Fox Plaza Shopping Center. Major tenants include El Paso Children's Hospital, Paisano Medical Center, University Medical Center, & Oasis Dental.





El Paso Municipal Rose Garden

Memorial Park

The Junction Brunch House

AUSTIN TERRACE

TIMBERWOLF

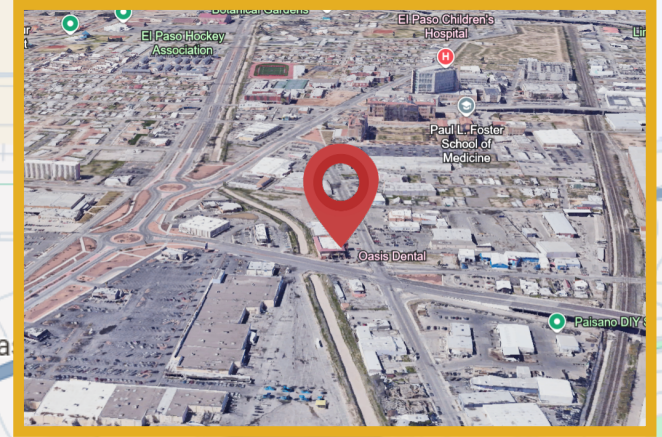
Subway

Montana Ave

54

LINCOLN PARK

L & J Cafe



Walmart Supercenter

Alameda Ave

El Loco

CENTRAL EL PASO

El Paso Zoo and Botanical Gardens

Sunflower Bank

Bowie High School

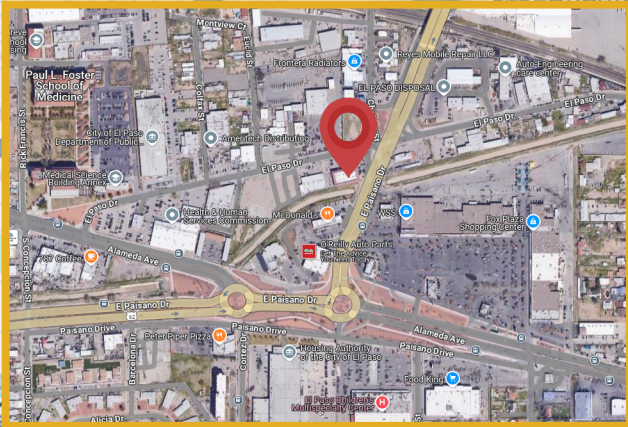
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BUENA VISTA

SAN JUAN

CubeSmart Self Storage

Church's Texas Chicken



Duque Internacional
Puerto de las Américas

Raynolds St

BUENA VISTA

Delta Dr

COLLINGSWORTH

375

Monumento A
Mexicanidad

CLARDY FOX

MEDINA

Ascarate Golf Course

MONICA

Civil
Mexicano

Parque Industrial Omega

375

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