

FOR SALE

COMMERCIAL PAD SITE



735 E. RENFRO, BURLESON, TX

Ryan Studdard, CBO, BBA

Broker - Owner

817-683-9505

rstuddard@oakandashrealty.com

✓ LIST PRICE: \$2,950,000

✓ PRICE PER SF: \$20.84

✓ LOT SIZE: 3.25 ACRES

✓ ZONED: (C) COMMERCIAL WITH SUP FOR RETAIL
/ SELF-STORAGE

WWW.OAKANDASHREALTY.COM

Key Features:

- Zoned Commercial with Special Use Permit in place
- 3.25 Acres of developable land
- Located on E. Renfro, a major artery with high daily traffic counts
- Ideal for retail, self-storage, combination of both, or other commercial uses
- Surrounded by residential growth and established commercial developments

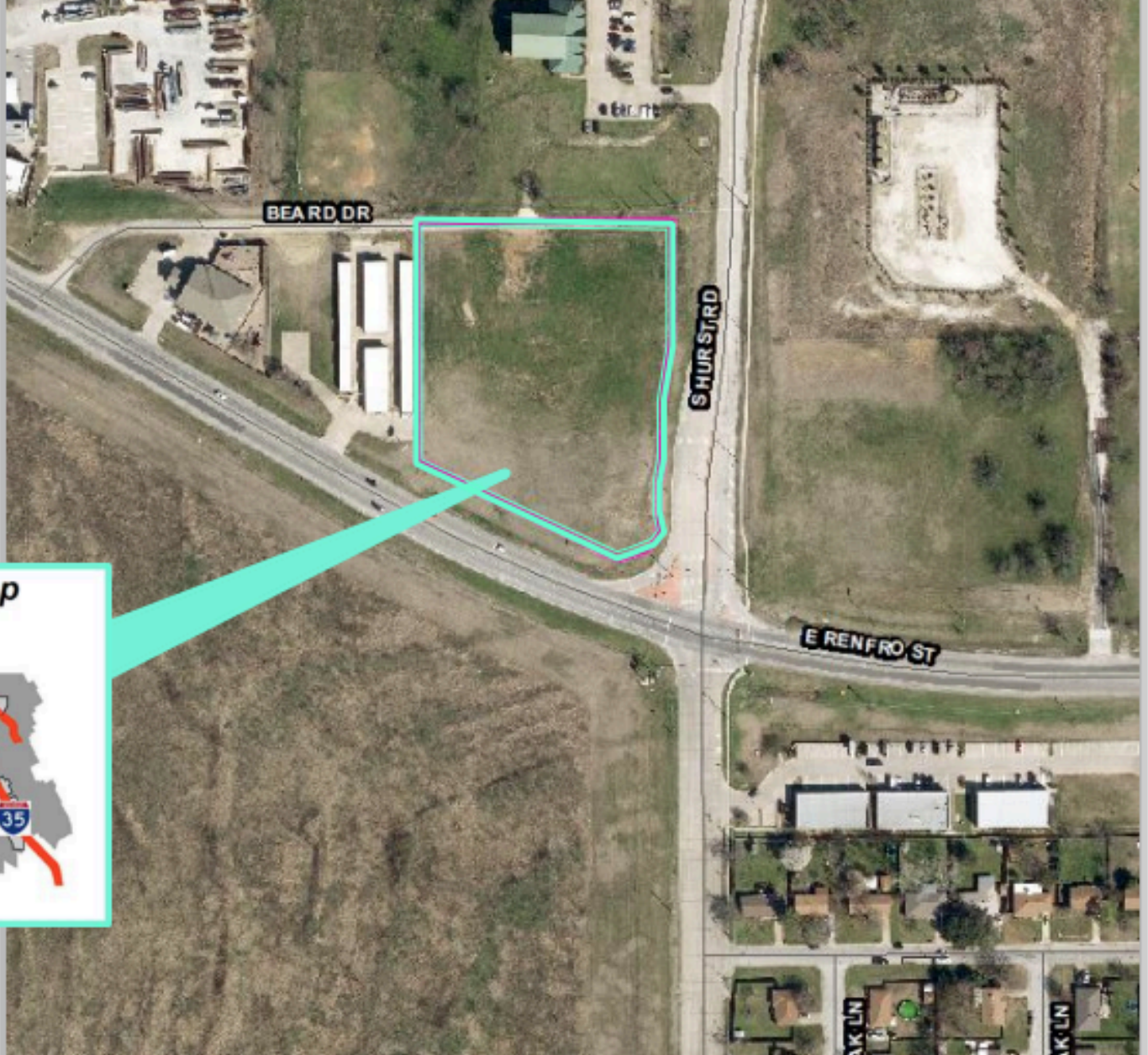
Ryan Studdard, CBO, BBA

Broker - Owner

817-683-9505

rstuddard@oakandashrealty.com





Vicinity Map



Ryan Studdard, CBO, BBA
Broker - Owner
817-683-9505
rstuddard@oakandashrealty.com



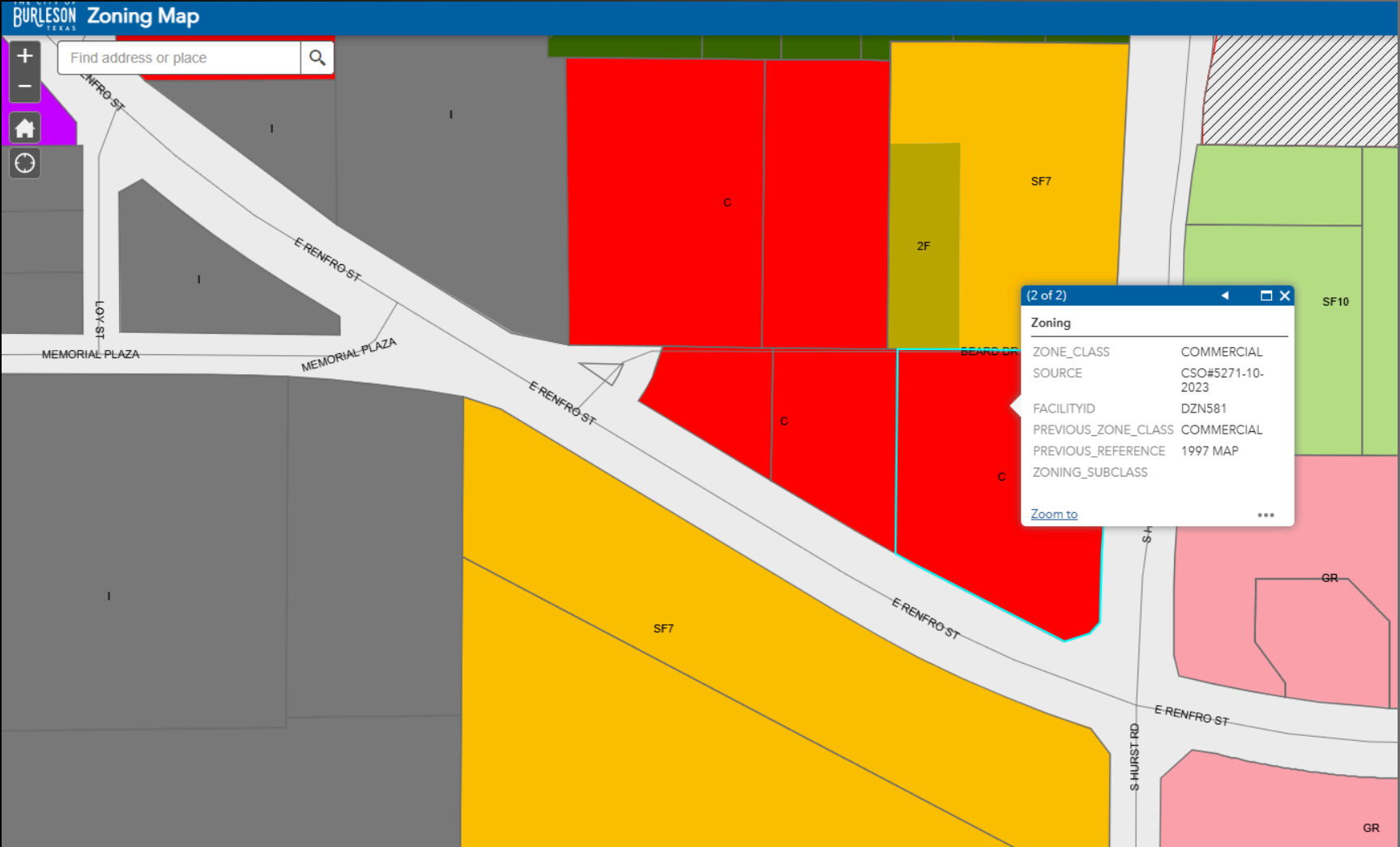


Proximity Map



Ryan Studdard, CBO, BBA
Broker - Owner
817-683-9505
rstuddard@oakandashrealty.com





Ryan Studdard, CBO, BBA
 Broker - Owner
 817-683-9505
 rstuddard@oakandashrealty.com



October 17, 2023

Subject: Specific Use Permit/Commercial Site Plan– 755 E Renfro (Case 23-010) / (Case 23-041)

The above referenced items has been **approved** with one condition by the City of Burleson's City Council on Monday, October 16, 2023. The one conditional was as follows:

- The associative mutual access and parking agreement shall be filed under both parcels.

The SUP will become effective 14 days from the date of its final approval per Article III Section 36(c) of the Burleson City Charter.

If you have any questions or require additional information, please contact your Case Manager.

Sincerely,

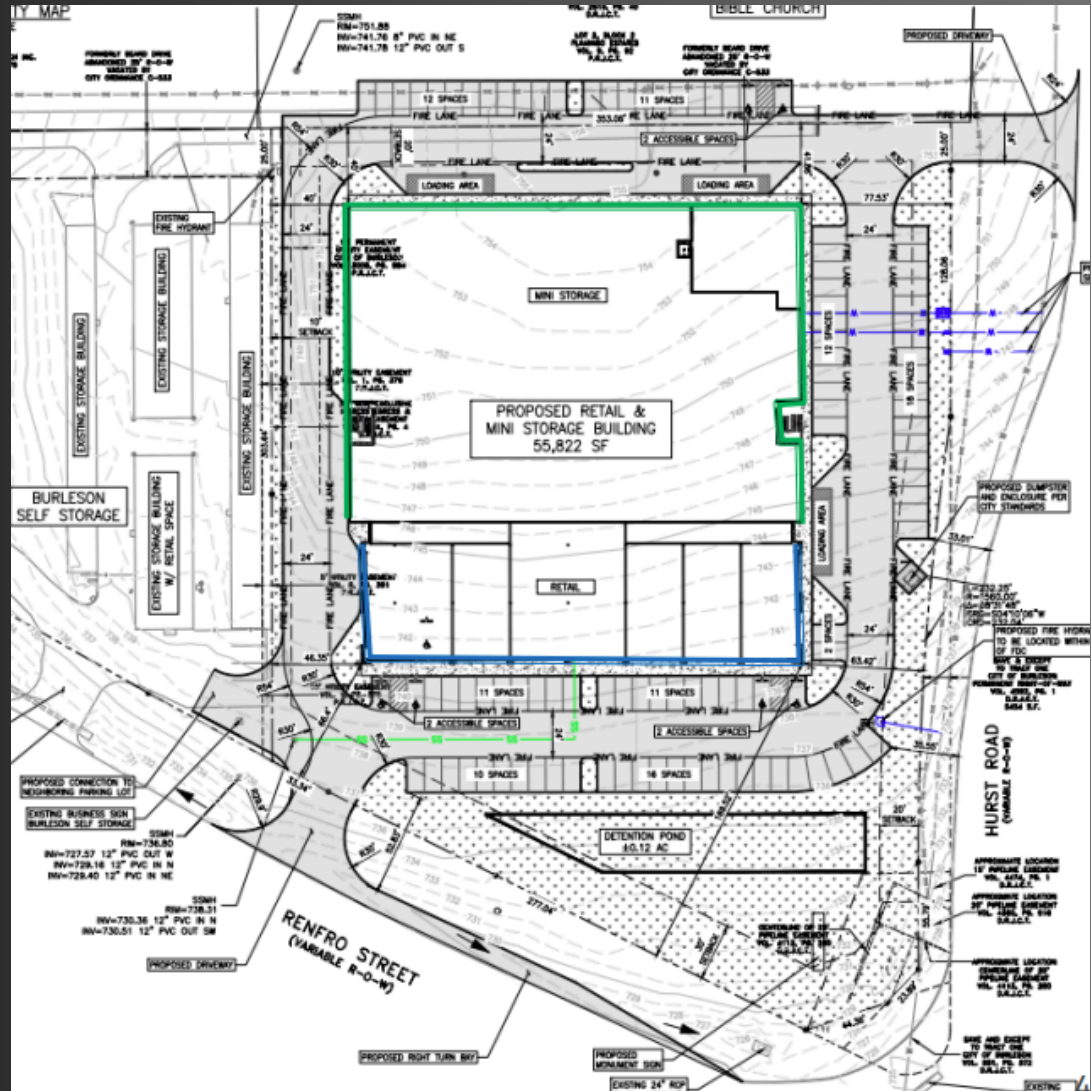
Peggy Fisher
Senior Administrative Assistant

Ryan Studdard, CBO, BBA
Broker – Owner
817-683-9505
rstuddard@oakandashrealty.com



Proposed Site Plan

- Building footprint: 55,822 sf
- Gross floor area: 153,648 sf
- Height: 45 feet / 3 stories
- Use: Retail / Self-storage
 - 6 retail suites (17,000 sf)
 - 3 levels of climate controlled self-storage (137,000 sf)



Ryan Studdard, CBO, BBA
 Broker - Owner
 817-683-9505
 rstuddard@oakandashrealty.com



Elevations:

- Perspective at corner of Renfro and Hurst



Ryan Studdard, CBO, BBA
Broker - Owner
817-683-9505
rstuddard@oakandashrealty.com

