

4340 South Padre Island Dr.

Suite 2-4

SHOWROOM AND WAREHOUSE SPACE
AVAILABLE NOW



Cherylyn Boyd

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The Unit

Located just off South Padre Island Drive, this recently renovated property offers a mix of office and warehouse space with strong exposure in a high-traffic Corpus Christi corridor.

The unit features a large showroom, warehouse component, and rear loading, allowing for efficient flow between front-of-house and back-end operations.

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Total Square Footage	37,275 SF (approx.)
Warehouse	4,145 SF
Showroom	33,130 SF
Base Rent	\$14.01 NNN
Availability	Immediate

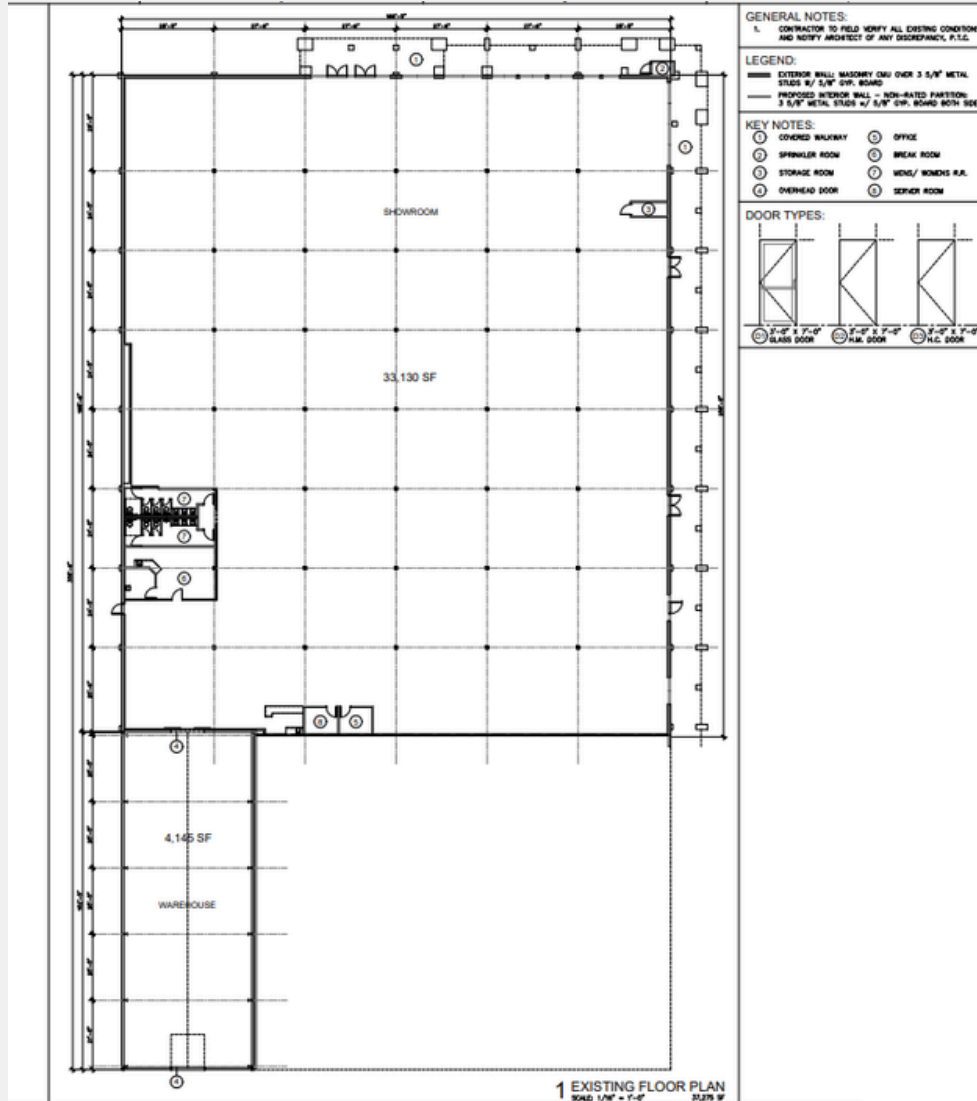


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FLOOR PLAN



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