

AVAILABLE BUILDING

401 W. Harrison
Harlingen, Texas 78550



SIZE	10,000 SQUARE FEET			
			PARKING:	ON STREET
SITE SIZE			ZONING:	GENERAL RETAIL
LOCATION:	CENTRALLY LOCATED AT CORNER OF HARRISON & C IN THE DOWNTOWN DISTRICT			
PRIOR USE:	COMMERCIAL HOTEL & RESIDENCE		CITY LIMITS:	YES
UTILITIES:	WATER:	HARLINGEN WATERWORKS	SEWER:	HARLINGEN WATERWORKS
	GAS:		ELECTRIC:	
	TELECOM:			
CONSTRUCTION:	AGE:	81	SPRINKLER:	
	ENTRANCES:		FLOORS:	
	CEILING HEIGHT:		DOCK DOORS:	
	HEAT / AC:		WALLS:	
			LIGHTING:	
TRANSPORTATION:	HIGHWAYS:	HIGHWAY 77 & 83: 1.2 MILES		
	AIRPORT:	VALLEY INTERNATIONAL AIRPORT: 4.3 MILES		
SPECIAL FEATURES:	HIGHLY VISIBLE LOCATION; INCENTIVES FOR IMPROVEMENTS AVAILABLE THROUGH HARLINGEN DOWNTOWN IMPROVEMENT DISTRICT PROGRAM			
TERMS:	SALE:	\$375,000	LEASE:	N/A
CONTACT:	<p>HARLINGEN ECONOMIC DEVELOPMENT CORPORATION RAMIRO ALEMAN – MANAGER BUSINESS DEVELOPMENT 311 E. TYLER, HARLINGEN, TX 78550 PHONE: 956-216-5084 / FAX: 956-216-2580 EMAIL: RALEMAN@HARLINGENEDC.COM WEBSITE: WWW.HARLINGENEDC.COM BROKER: JOHNNY VILLARREAL, 956.399-6216</p>			
INFORMATION IS PROVIDED BY THE OWNER/BROKER				