



700 W Highway 82, Gainesville, TX, 76240

Offered at \$2,550,000

Just seconds from I-35 sits this property in a thriving location on Hwy 82! This is a tremendous investment and development opportunity in a quick growing area of Gainesville. The property offers a well established laundromat that's been in business for 35 years, a large 30 foot advertising billboard, two rent houses and an office building on the corner of Hwy 82 and Culberson Street. The laundromat is owner occupied and operated and the other parcels are all currently leased providing a nice income. Two adjoining parcels (adding another .77 of an acre for a total of approximately 1.45 acres) can also be purchased for an additional amount should you desire more land to expand and have the entire Hwy frontage of that block.

0 Bedrooms
0 Bathrooms
0 sqft
0.68 acre (lot size)
Built: 1987



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