

CENTURY 21

Judge Fite Company



801 N MAIN

BOERNE, TX 78006



\$2,539,285



0 sqft

DESCRIPTION

Prime commercial opportunity in the rapidly growing Boerne market. This versatile property features a highly visible corner retail location, complemented by multiple office spaces on both the first and second floors. In addition, the rear of the property includes a dedicated office/warehouse space-ideal for automotive use, detailing, auto glass services, or trade businesses such as plumbing and electrical. The property offers approximately 9,000 square feet of office and retail space, along with an additional 2,850 square feet of warehouse/office area. Ample parking is available, with 22+ standard spaces and 10 additional secured spaces within a gated area. Serviced by city utilities, the building is currently occupied by 10 tenants on short-term leases, providing flexibility and strong investment potential. Located in one of the fastest-growing cities in the region, this property presents an excellent opportunity for investors or owner-users seeking income and upside. Contact for additional details, including floor plans and site plans. Be sure to view the video tour for a full walkthrough of the property.

PROPERTY TYPE: Commercial - Office Building

MLS STATUS: New

MLS: 1961340

YEAR BUILT: 200

COUNTY: Kendall

TRACT OR SUBDIVIION:

LIST DATE: 04/27/2026

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800.451.8055

AREA: 2508

SQUARE FEET:

TOTAL BEDS:

FULL BATHS:

HALF BATHS:

ACRES: 0.55

LOT SIZE (SQFT): 24,132

ADDITIONAL PROPERTY DETAILS

LISTED BY: Tony Mangus

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BROKERED BY: Mangus Realty Group