



**1801 N QUEEN ST**  
PALESTINE, TX 75803



\$498,500



3,000 sqft

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## DESCRIPTION

Position your business for success with this commercial opportunity in Palestine! Ideally located on the high-visibility corner of Loop 256 and N Queen Street, this 2.795-acre property offers exceptional exposure and accessibility for a wide range of commercial uses. The property features an approximately 3,000 square foot building, providing a solid foundation for your business operations, office space, or future development. Fully fenced and offering ample space, the layout is ideal for equipment storage, expansion, or customization to fit your specific needs. With strong traffic counts, excellent corner frontage, and flexible potential, this property is a rare find for investors, developers, or business owners looking to grow. Whether you're envisioning a service-based business, or a mixed-use concept, the possibilities here are endless. Don't miss the chance to secure a strategic location with room to expand. Bring your vision and make it a reality!

**PROPERTY TYPE:** Commercial - Office

**MLS STATUS:** Active

**MLS:** 21237925

**YEAR BUILT:** 1982

**COUNTY:** Anderson

**TRACT OR SUBDIVIION:** MCKINZIE, DANIEL

**LIST DATE:** 04/19/2026

**CENTURY 21**

Judge Fite Company

**800.451.8055**

**AREA:**

**SQUARE FEET:** 3,000

**TOTAL BEDS:**

**FULL BATHS:**

**HALF BATHS:**

**ACRES:** 2.79

**LOT SIZE (SQFT):** 121,750

## INTERIOR FEATURES

**FLOOR COVERINGS:**

- Tile

**VIRTUAL TOUR:**

- [View virtual tour](#)

## EXTERIOR FEATURES

**PARKING:**

- ParkingLot

**ROOF TYPE:**

- Metal

**SIDING:**

- Brick
- MetalSiding
- Rock
- Stone

**FOUNDATION:**

- Slab

## UTILITIES

**HEATING/COOLING:**

- Central
- Electric

**UTILITIES:**

- SepticAvailable

## ADDITIONAL PROPERTY DETAILS

**LISTED BY:** Karl Crawford 

**PHONE:** 903.520.5152

**BROKERED BY:** Keller Williams Realty-Tyler

century21judgefite.com

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