



## DESCRIPTION

LOCATION! LOCATION! LOCATION! 328 FT OF HIGHWAY 380 FRONTAGE!!!! Nice office building on 1.14 acres. Traffic count over 5500 daily in 2022 (TXDOT) Easy access this property is located just West of traffic light and major intersection.

**CENTURY 21**

Judge Fite Company

**800.451.8055**

**PROPERTY TYPE:** Commercial - Office  
**MLS STATUS:** Active  
**MLS:** 21238937  
**YEAR BUILT:** 1992  
**COUNTY:** Wise  
**TRACT OR SUBDIVIION:**  
**LIST DATE:** 04/15/2026

**AREA:**  
**SQUARE FEET:** 2,392  
**TOTAL BEDS:**  
**FULL BATHS:**  
**HALF BATHS:**  
**ACRES:** 1.14  
**LOT SIZE (SQFT):** 49,658

## INTERIOR FEATURES

### FLOOR COVERINGS:

- Carpet
- Vinyl

## EXTERIOR FEATURES

### PARKING:

- Asphalt
- Open
- ParkingLot

### LOT DESCRIPTION:

- Acreage
- Landscaped

### ROOF TYPE:

- Composition

### SIDING:

- Brick
- FiberCement

### FOUNDATION:

- PillarPostPier
- Slab

## UTILITIES

### HEATING/COOLING:

- Central
- Electric

### UTILITIES:

- ElectricityAvailable
- ElectricityConnected
- OverheadUtilities
- PhoneAvailable
- SepticAvailable
- WaterAvailable

## ADDITIONAL PROPERTY DETAILS

**LISTED BY:** SUE ANN DENTON 

**PHONE:** 940.627.3080

### SECURITY FEATURES:

**BROKERED BY:** C21 Sue Ann Denton, Decatur

- SecuritySystem
- SecurityLights

century21judgefite.com

each office is independently owned and operated