

CENTURY 21[®]

Judge Fite Company



945 HUSER BOULEVARD

SCHULENBURG, TX 78956



\$7,500



5,000 sqft

DESCRIPTION

Industrial Property for Lease or Sale – 945 Huser Blvd This 5,000 SF industrial facility sits on a 1.5-acre parcel with excellent access to the I-10 corridor, making it a strong fit for logistics-driven operations. The building consists of 3,750 SF of warehouse space and 1,250 SF of professional office space. The office suite includes a reception area, four private offices, a conference room, a copy room, and a break room with an indoor restroom—ideal for administrative or client-facing functions. The warehouse is equipped with heavy-duty concrete flooring, four 14' x 12' roll-up doors, and an additional exterior-access restroom, allowing for efficient operations and flexible workflow. Exterior features include a 14-foot overhang on the west side and a 25-foot overhang on the south side, providing covered parking or outdoor work areas. The site also offers ample on-site parking. This property is well-suited for light manufacturing, wholesale distribution, service operations, or contractor use.

PROPERTY TYPE: Commercial - Warehouse

MLS STATUS: Active

MLS: 5146771

YEAR BUILT: 2016

COUNTY: Fayette

TRACT OR SUBDIVIION: North I-10 - Ind Found Prop 86

LIST DATE: 01/20/2026

CENTURY 21

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800.451.8055

AREA: FC

SQUARE FEET: 5,000

TOTAL BEDS:

FULL BATHS:

HALF BATHS:

ACRES: 1.5

LOT SIZE (SQFT): 65,340

INTERIOR FEATURES

KITCHEN:

- None

FLOOR COVERINGS:

- Concrete
- Laminate

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

PARKING:

- Common
- Gravel
- Open
- Outside
- ParkingLot

LOT DESCRIPTION:

- Flat

SIDING:

- AluminumSiding

UTILITIES

HEATING/COOLING:

- Electric

UTILITIES:

- CableAvailable
- ElectricityConnected
- PhoneAvailable
- SewerConnected
- WaterConnected

ADDITIONAL PROPERTY DETAILS

LISTED BY: Chip Bubela

PHONE: 979.743.4555

BROKERED BY: Bubela Real Estate