

CENTURY 21[®]

Judge Fite Company



1312 N US HIGHWAY 281

LAMPASAS, TX 76550



\$425,000



1,071 sqft

DESCRIPTION

Prime commercial opportunity with exceptional visibility on Highway 281! Add your own finishing touches to this versatile, move-in-ready professional building located in a high-traffic location with over 13,500 vehicles passing daily. Formerly a successful veterinary clinic, the interior is thoughtfully designed with a spacious lobby, a dedicated receiving desk, and durable tile flooring throughout. The layout features multiple private exam or consultation rooms equipped with extensive built-in cabinetry and wash sinks, a private executive office, and a single restroom. With ample front-door parking and unmatched highway exposure, this property is a turnkey solution for a medical or dental clinic, law firm, veterinary practice, or any professional service requiring private offices and a common reception area. Position your business for success in one of Lampasas' most prominent commercial corridors.

PROPERTY TYPE: Commercial - Other

MLS STATUS: Active

MLS: 6178701

YEAR BUILT: 2000

COUNTY: Lampasas

TRACT OR SUBDIVIION: 20110

LIST DATE: 02/20/2026

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800.451.8055

AREA: LP

SQUARE FEET: 1,071

TOTAL BEDS:

FULL BATHS:

HALF BATHS:

ACRES: 1.43

LOT SIZE (SQFT): 62,290

INTERIOR FEATURES

FLOOR COVERINGS:

- Concrete
- Tile

EXTERIOR FEATURES

PARKING:

- DirectAccess
- OffStreet
- Paved

SIDING:

- Stone

FOUNDATION:

- Slab

UTILITIES

HEATING/COOLING:

- Central

UTILITIES:

- ElectricityConnected

ADDITIONAL PROPERTY DETAILS

LISTED BY: Leah Caruthers

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BROKERED BY: Texas Real Estate Sales