

CENTURY 21[®]

Judge Fite Company



415 STATE HIGHWAY 36 S HIGHWAY

CALDWELL, TX 77836



\$800,000



3,200 sqft

DESCRIPTION

Hard Corner Property with Direct Frontage on State Highway 36 in Caldwell, TX. 3 well-maintained metal shops on-site, suitable for service bays, vehicle storage, or income producing opportunity. The layout supports easy ingress/egress, with designated parking and maneuvering room for vehicles on a +/- 0.58 acre lot with paved parking lot. Building 1: 40'x80', restroom, flexible use for overflow or expansion (wired for 50 amp, 30amp welders). Building 2: 52'x30.5', includes office/reception space (550 sqft), bays (930 sqft), canopy (1100 sqft), 1 restroom. Building 3: 18'x21', (2) 8x10 roll up doors, walk through door. Zoned for Commercial Use. Prime location at the corner of HWY 36 and Buck Street - the main thorough fare leading into Downtown Caldwell. Strong daily traffic counts, including a recorded 33,566 annual average daily traffic counts at the HWY 21 / HWY 36 intersection. Utilities provided by the City of Caldwell - water, sewer, single-phase electricity. Caldwell, the county seat of Burleson County, and surrounding areas maintain a fast-growing population with a strong commercial demand.

PROPERTY TYPE: Commercial - Business

MLS STATUS: Active

MLS: 8479231

YEAR BUILT: 1974

COUNTY: Burleson

TRACT OR SUBDIVIION: N/A

LIST DATE: 11/26/2025

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800.451.8055

AREA: Out of Area

SQUARE FEET: 3,200

TOTAL BEDS:

FULL BATHS:

HALF BATHS:

ACRES: 0.58

LOT SIZE (SQFT): 25,264

INTERIOR FEATURES

FLOOR COVERINGS:

- Concrete

EXTERIOR FEATURES

PARKING:

- SeeRemarks

SIDING:

- MetalSiding

UTILITIES

HEATING/COOLING:

- SeeRemarks

UTILITIES:

- ElectricityConnected
- SewerConnected

ADDITIONAL PROPERTY DETAILS

LISTED BY: Jessica Armstrong

PHONE: 979.567.7653

BROKERED BY: Armstrong Properties