MLS #: E46835A (Active) List Price: $83,780 Lot CAMELOT PLAZA CIR. HARLINGEN, TX 78550

Additional Photos

Unit/Suite/Lot #: 4
Type: Commercial, Improved
Suitable Use: Commercial
Topography: Level
Crops: None
Access: City Street
Ag Value:

Area: Harlingen
County: CAMERON
Subdivision: CAMELOT PROFESSIONAL PLAZA
School District: HARLINGEN C.I.S.D.
Elementary School: TREASURE HILLS
Middle School: COAKLEY
High School: HARLINGEN SOUTH
Lot Dimensions: Irregular
Lot SqFt: 20945
Acreage: 0.48

Grid: 321.A1 **Tax ID Number:** 23-0692-0010-0040-00 **Base Taxes:** 2255.00 **Tax Year:** 2018

Legal Description: CAMELOT PROFESSIONAL PLAZA LOT 4 BLK 1 (CAB 1 SLOT 1875-B CCMR), City of Harlingen, Cameron County, Texas 78550

HOA Fees: 0.00 **HOA Fequency:** Monthly **Community Amenities:** Curb & Gutter, Street Lights

Location Features: Other-See Remarks

Improvements: None

Fence Type: None **Street Type:** Paved

Irrig/Wtr Rght: **Water Comments:**

Water Supplier: **Irrigation District:**

Leased (Rent/Share): **Lease Expire Date:**

Utilities: Cable Available, City Garbage, Electricity Available, Natural Gas Available, Water Available, Phone Available **Water:** Public

Documents on File: Survey/Plat **Showing Instructions:** Vacant

Proposed Financing: Cash, Conventional **Possession:** Closing and Funding

Remarks: PRICE REDUCED by $52,147! Exceptional Commercial lot located right in the heart of Harlingen's Medical Community. Central to Valley Baptist Medical Center, Harlingen Medical Center, the Regional Academic Health Center (RAHC), the VA Texas Valley Coastal Bend Health Care System, and Su Clinica Familiar, this is a great location for a Doctor's office, clinic, or medical service industry. Lots of new activity nearby with Chick-fil-A & Raising Kane's moving into the neighborhood. An additional adjoining lot is available and can be purchased if more space is required. Property is Deed Restricted. Possible build to suit. With numerous restaurants and hotel accommodations nearby, this thriving area is a terrific business location.

Advertisement Feed: PRICE REDUCED by $52,147! Commercial lot near VBMC, HMC, RAHC, VA Clinic, Chick-fil-A, Jason's, & Raising Kane's. Possible build to suit. NOW ONLY $4 per sq ft! Motivated Seller!

Directions: Property is off of Camelot Drive near Jason's Deli.

Information Herein Deemed Reliable but Not Guaranteed