

112 West Main St.
Brenham, TX 77833
979-836-8532



203 N. Live Oak St.
Round Top, TX 78954
979-378-8778

HREC #14-131

COMMERCIAL
APPROX. 0.31 AC.



303 E. ACADEMY STREET
BRENHAM, TEXAS

HODDERE.COM



Introducing a fantastic opportunity in downtown Brenham! This recently updated commercial building spans an impressive +/- 2200 sq feet, offering a variety of features that make it an attractive investment. The property boasts modern amenities such as new men and women's restrooms, a fully equipped kitchen, a spacious open area, as well as versatile office and storage spaces. Additionally, there is a delightful outside patio decking area, perfect for relaxing or entertaining clients. And to top it off, there is ample parking available. In Brenham, parking space is scarce, so having a parking lot with 15 spaces is a valuable and much-needed resource. Don't miss out on this prime location for your business venture!

ASKING PRICE: \$499,000



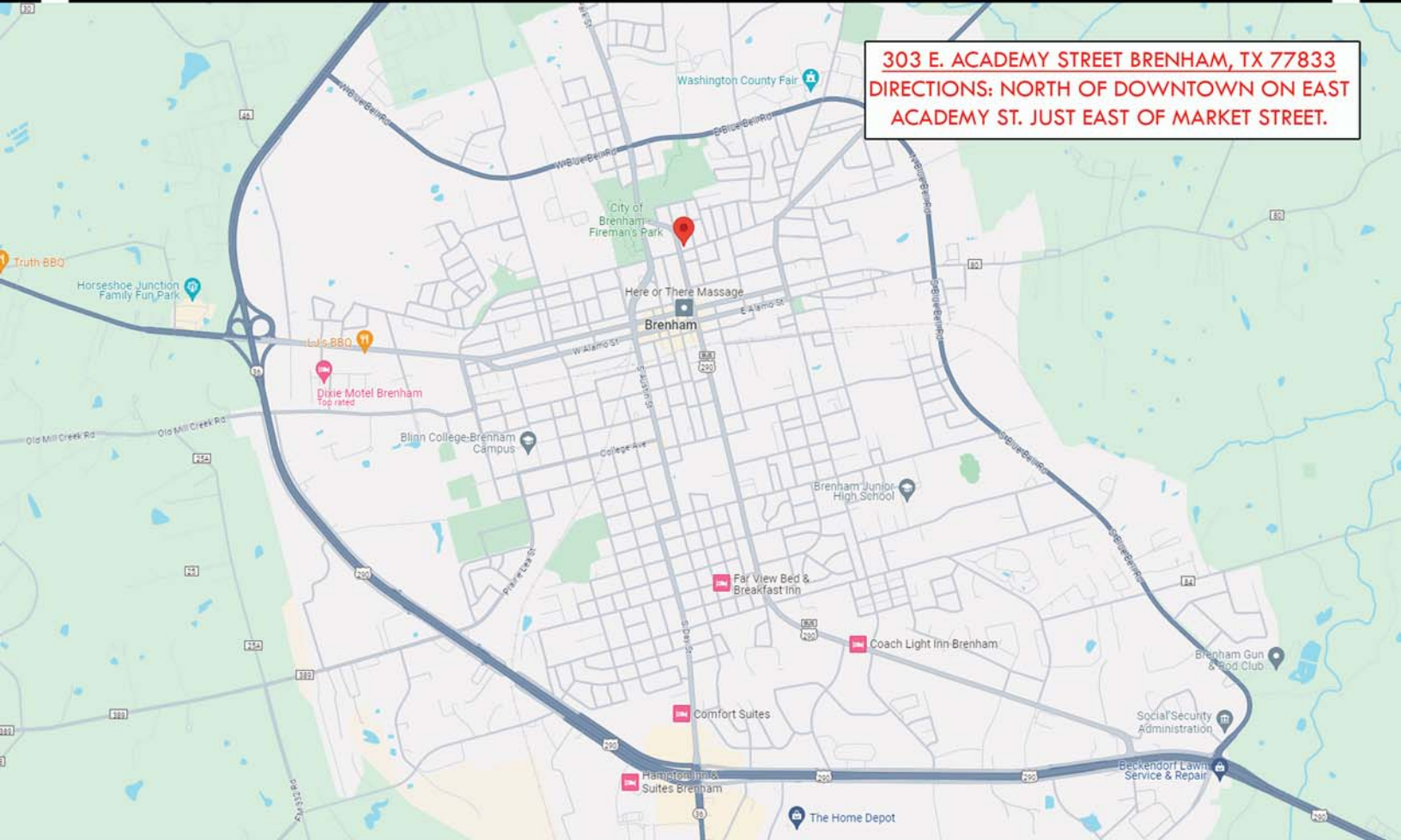
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BRENHAM, TX 77833

- ★ WASHINGTON COUNTY
- ★ BRENHAM ISD
- ★ APPROX. 0.31
- ★ EST. TAXES: \$3,708.02
(PER WCAD)

- ★ ZONING: B1-LOCAL BUSINESS MIXED
- ★ RESTRICTIONS: CITY OF BRENHAM
- ★ SQUARE FOOTAGE: ±2,193
- ★ WATER/SEWER: CITY OF BRENHAM

- ★ YEAR BUILT: 2012
- ★ ROOF: COMPOSITION
- ★ FOUNDATION: SLAB
- ★ EXCLUDED: NONE





303 E. ACADEMY STREET BRENHAM, TX 77833
DIRECTIONS: NORTH OF DOWNTOWN ON EAST ACADEMY ST. JUST EAST OF MARKET STREET.

The information contained herein has been obtained from sources that Hodde Real Estate deem reliable; however, cannot guarantee its accuracy. Property is subject to prior sale or withdrawal from the market.

HODDE
REAL ESTATE CO.
COMMERCIAL

KATY PUGH
979-277-8081

