



MULTI-TENANT RETAIL PROPERTY

3000-3008 W. Pioneer Dr.
Irving, TX

LOWSKY
COMMERCIAL REAL ESTATE CO.

INVESTMENT HIGHLIGHTS

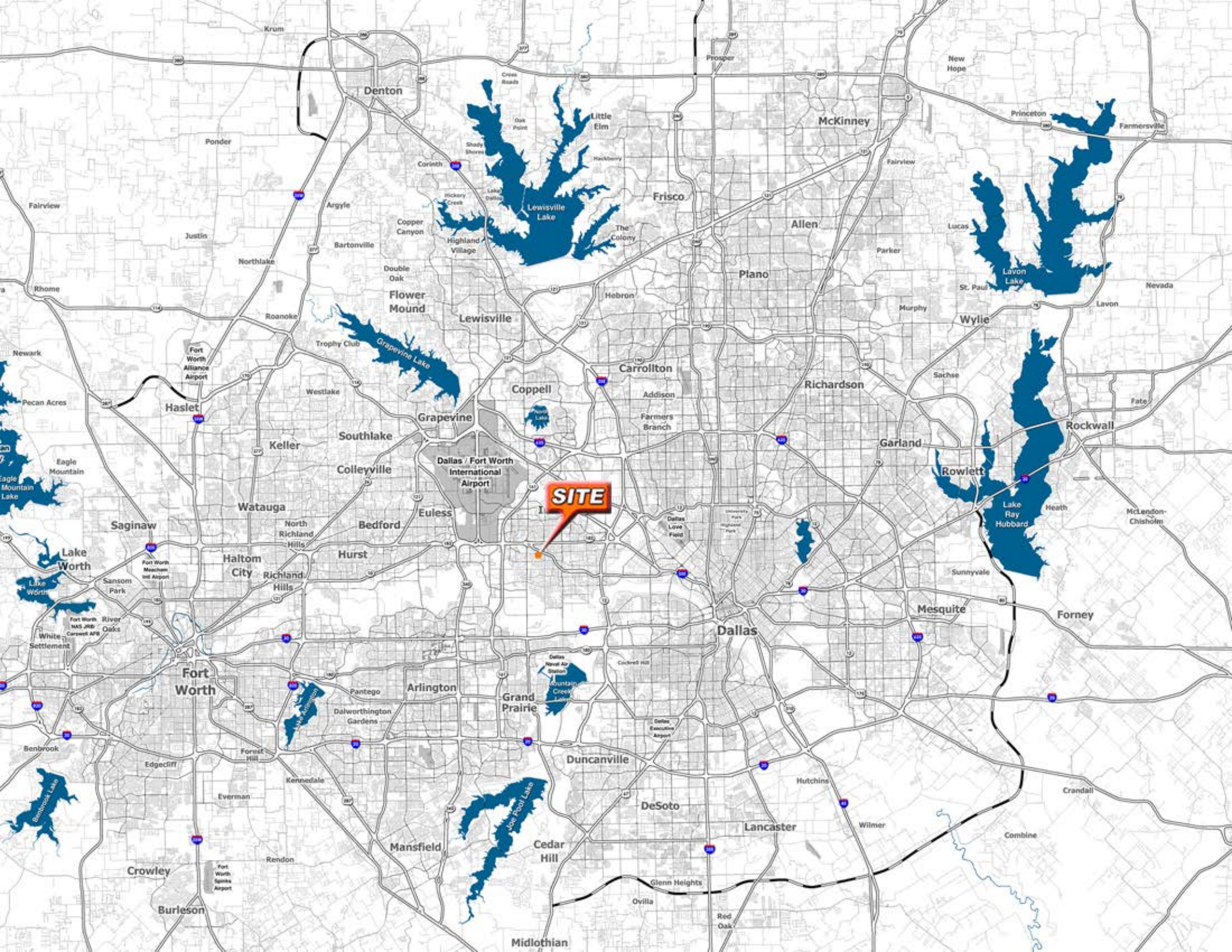
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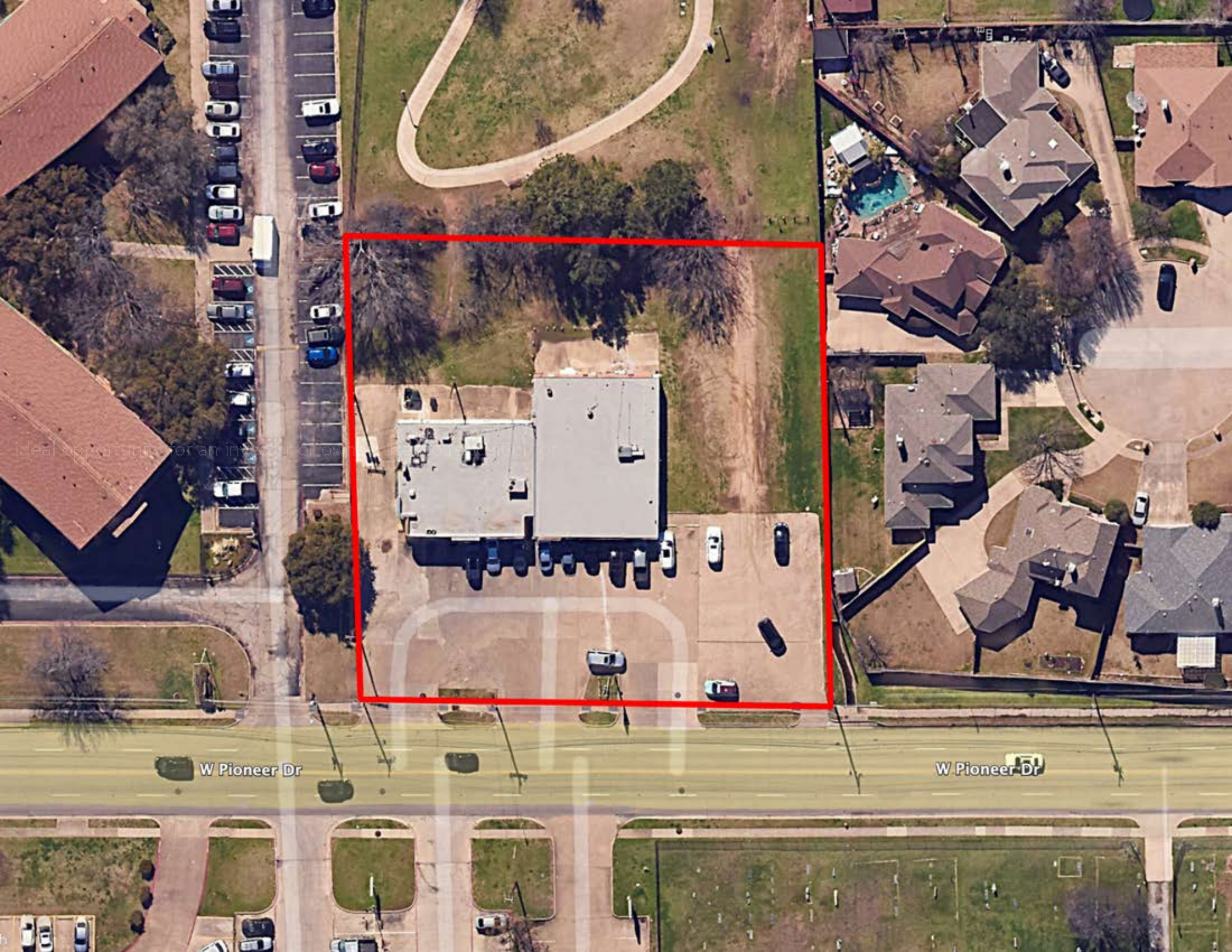
This ±6,000 SF multi-tenant building sits on approximately 1 acre of land and is currently 100% occupied by four long-term tenants, all on month-to-month leases. The property offers stable in-place income with flexibility for future redevelopment or expansion. With its underutilized site and existing improvements, this is an ideal opportunity for an investor or owner-user to reposition or grow the property's footprint over time.

PROPERTY SUMMARY

Offering Price	ASK AGENT
Occupancy	100% Occupied
Building Sq. Ft.	~5,640 sq. ft. (per appraisal district)
Year Built	1965
Lot Size	~1.00 AC (43,681 sq. ft.)
County	Dallas







ideal opportunity for an investor or owner

W Pioneer Dr

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EXCLUSIVELY PRESENTED BY:

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