

For Lease | Former Auto Service & Auto Parts Facility



200 S Americas Avenue | El Paso, TX 79907

Listing Overview

Lease Rate Contact Broker (NNN)

Lot Size ±2.08 Acres

Total Available Space ±21,360 SF

Divisible Portions available:

- ±15,350 SF East portion with support lot area
- ±6,010 SF Auto Bays, West portion with support lot area

For more information:

Douglas B. Derrick, SIOR

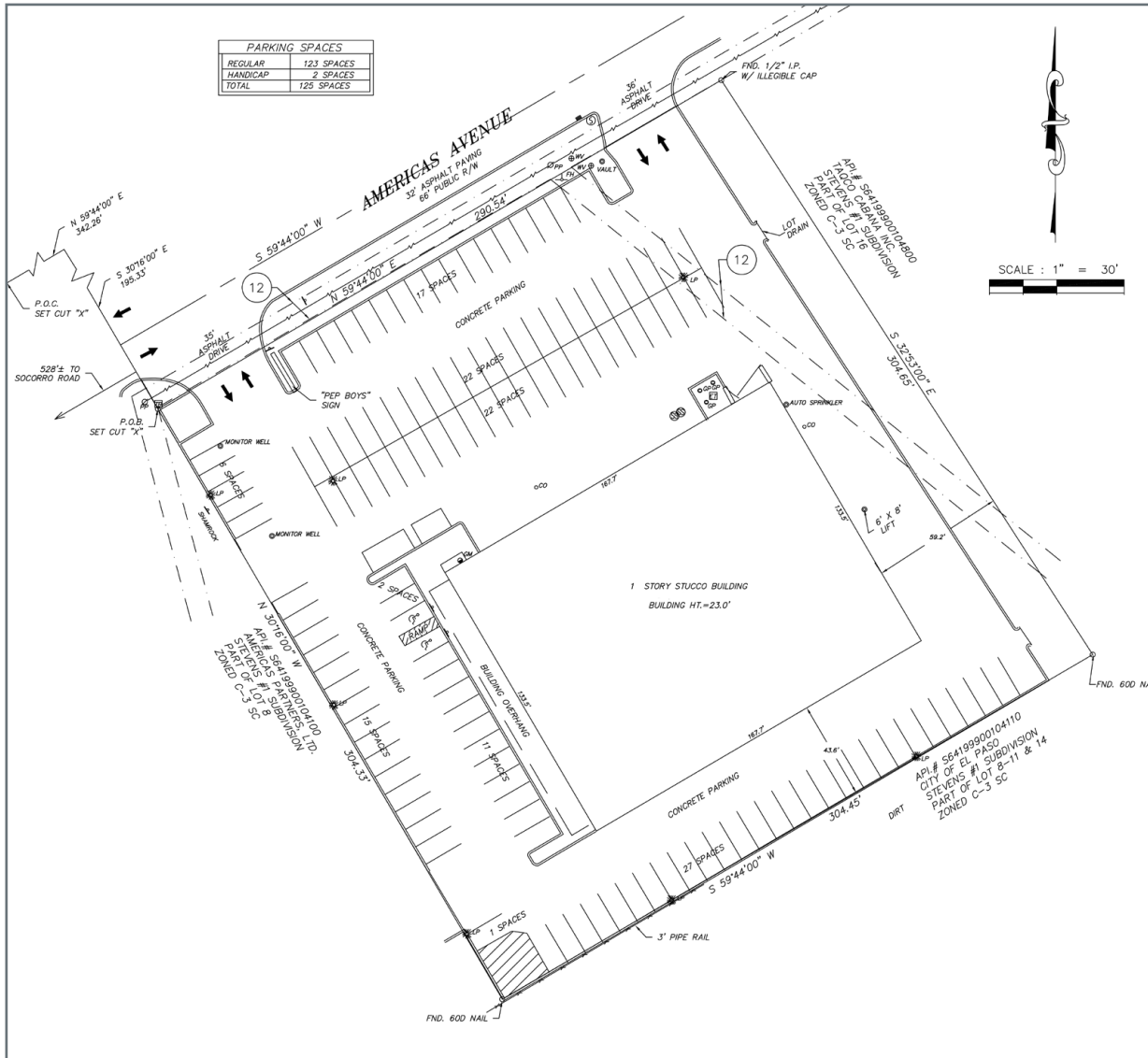
915.727.4000 | dderrick@naielpaso.com

Located along Avenue of the Americas (Loop 375), this retail property offers strong visibility and convenient access within Southeast El Paso. Formerly an Auto Service and Auto Parts facility, the site is well suited for automotive, retail, or service users seeking a practical, high-exposure location.

- Total building and site for lease (±21,360 SF building on ±2.08 acre lot)
- Building may be divided: ±15,350 SF & ±6,010 SF options available
- Prominent frontage along Loop 375; Strong visibility and access
- Ample on-site parking; approximately 60 surface spaces
- Zoning: C-3
- Located in a rapidly growing Southeast El Paso submarket
- Surrounded by established retail, service, and neighborhood businesses

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

4901 N Mesa St #3B
El Paso, TX 79912
915.859.3017
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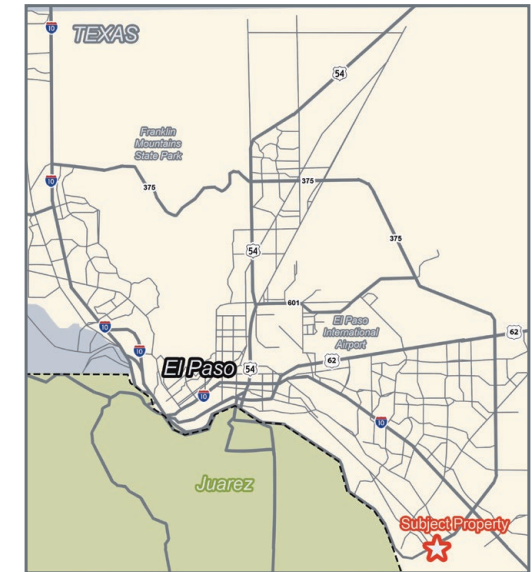
Location Overview



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