



MUSTANG PLAZA

1300-1342 W EULESS BLVD
EULESS, TX 76040

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Property Summary



OFFERING SUMMARY

Available SF:	362 - 657 SF
Lease Rate:	\$800.00 - 1,000.00 per month (Full Service)
Lot Size:	1.36 Acres
Year Built:	1963
Building Size:	15,000 SF
Renovated:	2014
Zoning:	Office
Market:	Mid Cities
Submarket:	Euleless
Traffic Count:	20,868

PROPERTY OVERVIEW

Individually owned and operated. Pride of ownership. Property is renovated, has beautiful landscaping and features a diverse Tenant mix. Free conference room for all Tenants, large outside deck with picnic tables under the largest pecan tree in Euleless. Close to the Police and Courts building which provides great security. Abundant parking. Across the street from Fuzzy's Taco shop. High Visibility on HWY 10 (West Euleless Blvd).

PROPERTY HIGHLIGHTS

- Diverse Tenant Pool
- Fresh Paint
- New Flooring
- Full Service (includes electric)

Additional Photos



Additional Photos



Available Spaces




SITE PLAN
1306 W. EULESS BLVD.
ADDENDUM TO PLAN

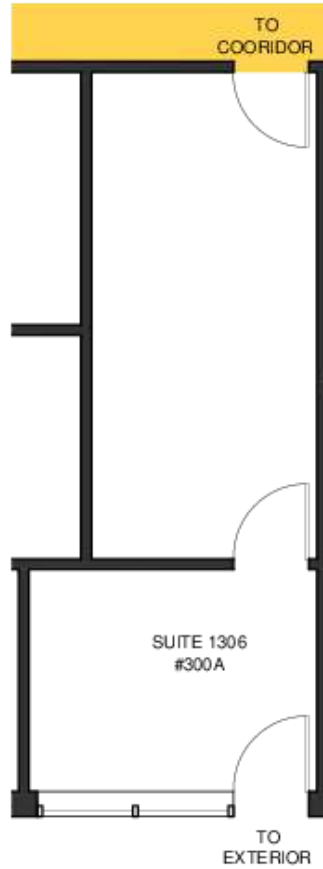
1300 W. EULESS BLVD
ADDENDUM TO PLAN


SVN
DUNN COMMERCIAL

LEASE RATE:	\$800.00 - 1,000.00 PER MONTH	TOTAL SPACE:	362 - 657 SF
LEASE TYPE:	Full Service	LEASE TERM:	24 to 36 months

SPACE	SPACE USE	LEASE RATE	LEASE TYPE	SIZE	TERM
1306 W. Eules Blvd. Suite 300	Office Building	\$800 per month	Full Service	362 SF	36 months
1306 W. Eules Blvd. Suite 300A	Office Building	\$1,000 per month	Full Service	657 SF	24 months

1306 #300A Plan

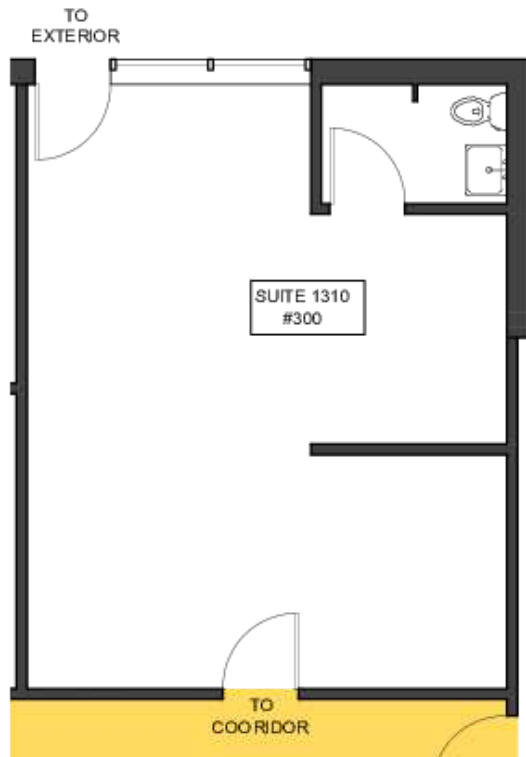


KEY PLAN



	SUITE 1306 #300A	1300 W. EULESS BLVD	
	FLOOR PLAN	EULESS, TX 76040	
	SCALE: 3/16" = 1'-0"	USF AREA: 304 SQFT	
	RSF AREA: 352 SQFT		

1310 Suite 300

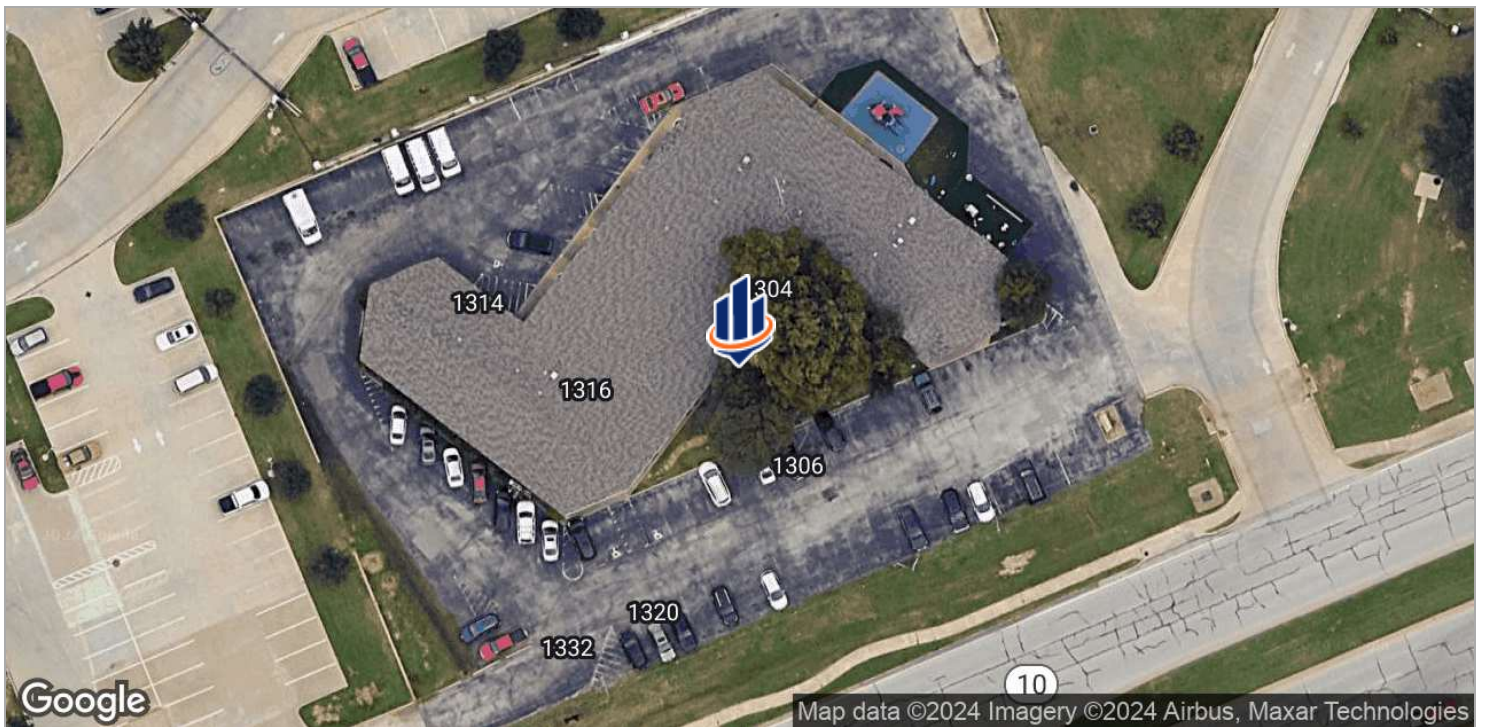
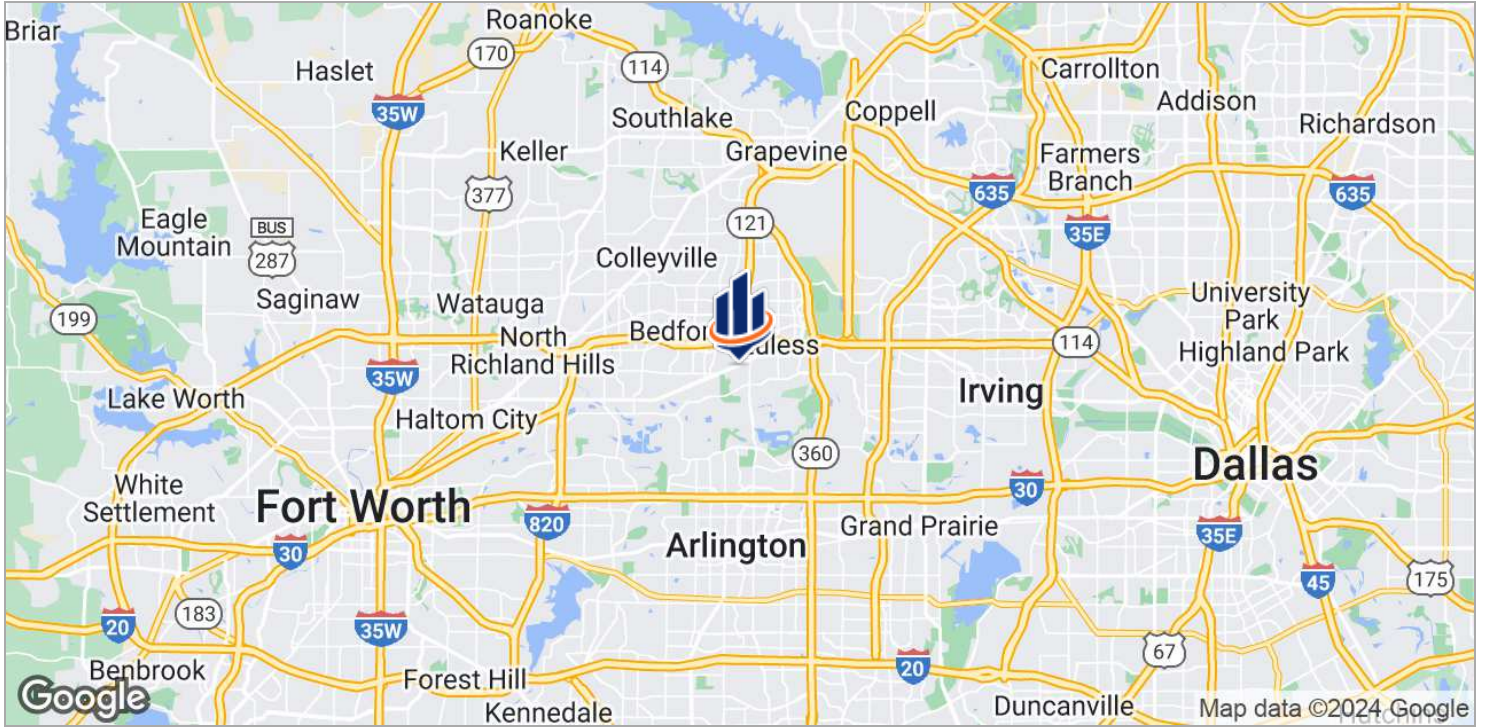


KEY PLAN



	SUITE 1310 #300	1300 W. EULESS BLVD	
	FLOOR PLAN	EULESS, TX 76040	
	SCALE: 3/16" = 1'-0"	USF AREA: 499 SQFT	
	RSF AREA: 614 SQFT		

Location Maps



City Information



EULESS, TX

Euless is a dynamic, growing city with over 54,000 residents that is centrally located within the Dallas/Fort Worth Metroplex. Beautiful tree-lined streets, a wide range of housing options, excellent educational and workforce opportunities, a robust business-friendly environment, a dedication to historic preservation and a strong community leadership and partners make our great city *Simply FabEuless*.

CITY HIGHLIGHTS

- Date of incorporation - February 24, 1953
- Total Acres in the City - 10,210
- Population of the city [2020] - 56,160
- Parks and Recreation - 17
- Health [Hospital Beds in area] - 300
- Medical Doctors in area - 550
- Schools - 9 Middle and 4 High school