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**COLDWELL BANKER
COMMERCIAL**
LENHART
PROPERTIES INC.

1100 Judson Rd., Suite 400
Longview, TX 75601
Office 903-297-1444
Fax 903-297-1331

Land For Sale

201 Magnolia Lane, Longview, TX 75605

Property Overview



- ♦ 4.6 +/- Acres
- ♦ Zoned MF-3 & SF
- ♦ Access Off of Magnolia Lane and Chickasaw St.
- ♦ Electric: AEP
- ♦ Water/Sewer: City of Longview
- ♦ Gas: Atmos

Site is surrounded by an upscale apartment project and a brand new single family residential rental community. Multiple retail centers are nearby including The Village Shopping Center and the Longview Mall.

Although this information has been acquired with customary care from sources deemed to be reliable, Broker makes no guarantees with regard to prices, interim sales, withdrawal from market as well as other events over which Broker has no influence or control. Furthermore, no guarantees are given with regard to the value of this investment proposal, and the Broker recommends the potential buyer consult with advisors for the business, tax and legal aspects before making a final decision.



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Aerial Map



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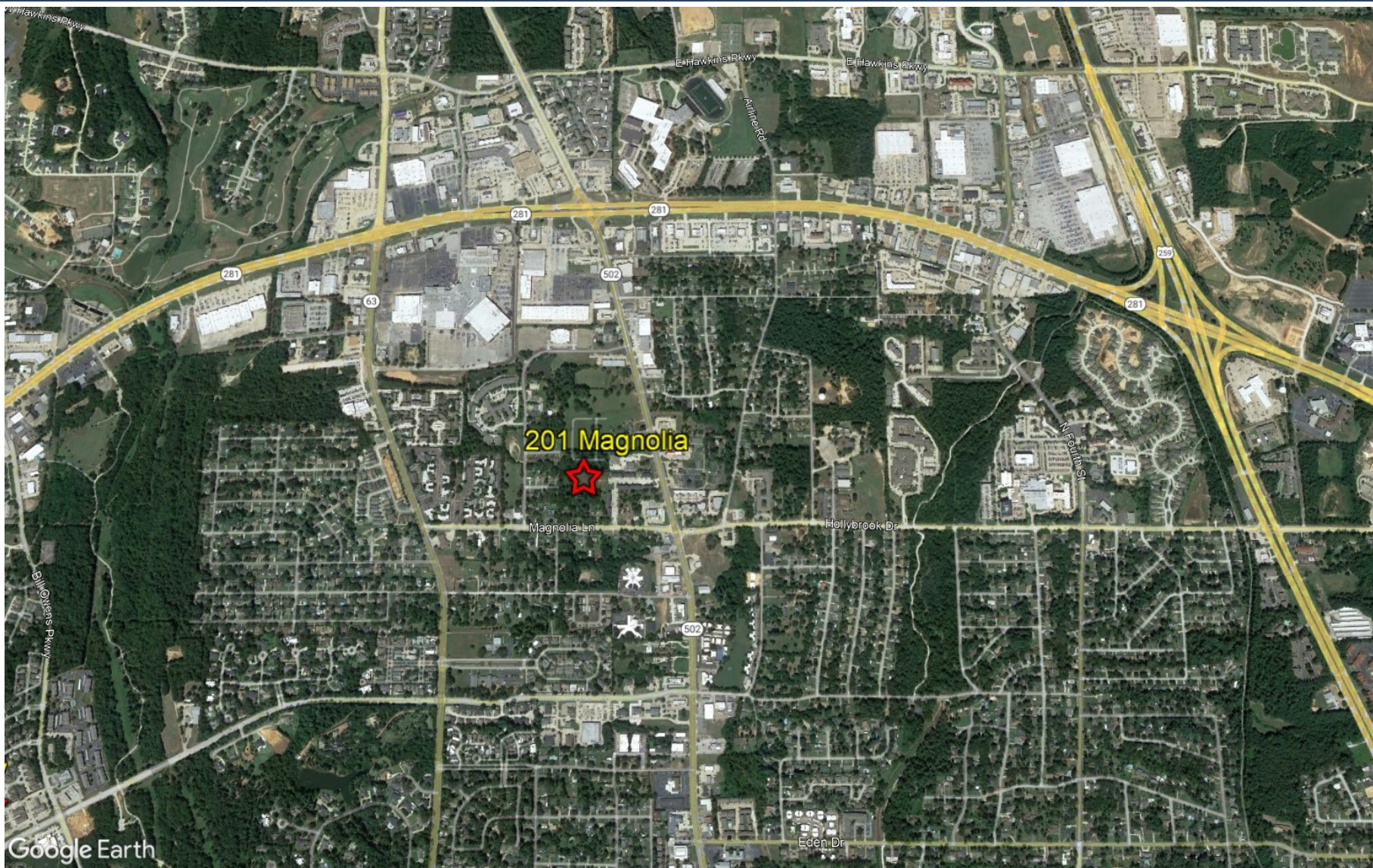


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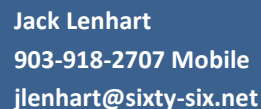


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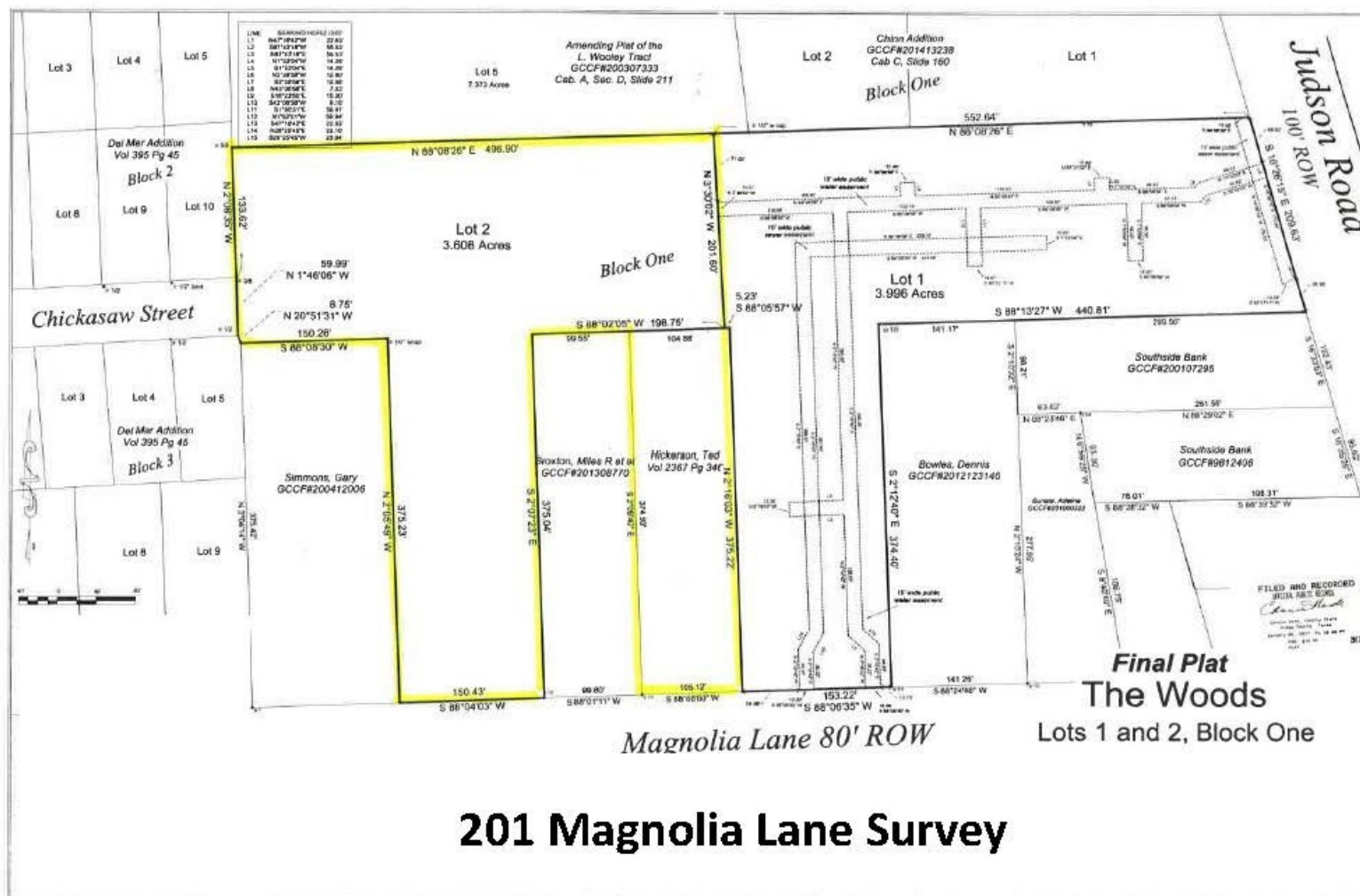
Location Map



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