

Commercial Detail



SubType

Building

Price

\$60,000.00

MLS number

10151111

Legal Lot 10, Block 6, Mountain Oaks Addition to the City of Rusk

Status Active

Recent Change

New Listing

Exterior Brick

I.S.D.

Rusk

LotSqFt 17,860

Acreage

.41

LandDim 92' w x 147' d

County

Cherokee

Tax/SCE \$1,379.78 (AD/'21)

Exemptions

None

City Rusk

Year Built

1974

Zip 75785

State TX

Zone

B-1 -- Local Business

X Street Academy

Htng/Cooling

None

StrndtFtr Good suburban location for a convenience store.

1415 Johnson Drive (U.S. 84)

RoadTyp U.S.

Subdiv Mountain Oaks

Avl/Pos @ Closing

NarrtveDscrptn

At one time this was a convenience store & gas station. This is an ideal location for this type of business, as there are many residences in the area. The structure and parking pavement need lots of work, but the local residences will make nice customers.

Directions:

From the intersection of Dickinson Drive (U.S. 69) & Johnson Drive (U.S. 84), head east for 1.4 miles to the property on the left, at the corner of 84 & Academy Street.

BusName	N/A	AirPhoto	Yes	#HtgUnits	0	H/C SqFt	1,066
BusType	Retail	PlnsOnFil	No	A/C Type	None	H/C SF Srce	CCAD
OrgnzedAs	N/A	Struct#1	Store	A/C Cap	0	PriceOfRE	\$60,000.00
YearsInOp	N/A	Struct#2	Storage Shed	#A/CUnits	0	BsInvAvail	No
Misc1	Pumps & Canopy	Struct#3	---	Sprinklrd	No	PrOfBsInv	N/A
FireDist	No	Struct#4	---	Emer Gen	No	BusPPAvl	No
PrncipUse	Retail	Struct#5	---	ElcSvcTp	220	PrOfBusPP	N/A
PrpCndSt	No	Struct#6	---	ADA Accs	No	TrdFixAval	A few
#Buildings	2	Struct#7	---	Sec Sys	No	PrOfTrFixt	N/A
#Stories	1	Struct#8	---	TchReady	No	LseExpDate	N/A
Constructn	Brick veneer on slab	Struct#9	---	KitchnFac	No	Sublseable	N/A
Foundatn	Slab	Struct#10	---	#MnsRms	Unisex	SgnNoCmp	Yes
ExtWalls	Brick	RoadSurf	Asphalt	#LdsRms	Unisex	FinanclsAv	N/A
Roof	20-year shingles	NrstUSHw	U.S. 84	#PassElvtr	0	AnnHazIns	Unknown
Floors	Vinyl Tiles	NrstIntst	I-20	#FrtElevtr	0	WaterSup	Rusk
ParkingSF	2,000	RRAccess	No	#Escalator	0	AvgWater	Unknown
#PrkgSpc	10	TotalSF	1,066	Feature#1	Pump Canopy	Sewer	Municipal
PrkgSurfc	Asphalt	OfficeSF	0	Feature#2	Pumps	ElecCo	Oncor Delivery
CovrdPkg	No	RetailSF	800	Feature#3	Counters	AvgElec	Unknown
#OHDoors	0	WrhseSF	0	Feature#4	---	GasCo	CenterPoint Energy
OHDHgt	N/A	ManufSF	0	Feature#5	---	AvgGas	Unknown
#Docks	0	OtherSF	0	Feature#6	---	PhoneCo	Verizon
#Ramps	0	WhseClrc	N/A	Feature#7	---	SanSrvc	City of Rusk
Misc2	---	Fencing	No	Feature#8	---	DeedRestr	No
LandSize	.41 Acres	HeatType	None	Easements	Utility	Minerals	All Owned
PlatOnFile	No	HtngCap	0	EPAIssues	None Known		