

Downtown Property Data



Property Number:	<u>44</u>	Property Owner:	<u>Sam Irby</u>
Property Address:	<u>335 N. Texas</u>	Primary Contact:	<u>-</u>
Mailing Address:	<u>-</u>	Phone Number:	<u>451-5919</u>
Lease Price:	<u>\$1 per sq ft</u>	Sale Price:	<u>-</u>
Lease Terms:	<u>1 year</u>	Square Feet:	<u>750</u>

Ceiling heights:	<u>8 ft</u>
Floor material:	<u>Vinyl</u>
Interior walls material:	<u>Sheetrock</u>
Exterior building material:	<u>Stucco</u>
Parking lot material:	<u>Asphalt</u>
Number of parking spaces:	<u>12 plus</u>
Number of building entrances/exits:	<u>1/1</u>

Does the property have a parking lot? Yes X No _____

Is the property in compliance with ADA standards? Yes X No _____

Is the property in compliance with city fire codes? Yes X No _____

Are there restrooms within the available space? Yes X No _____

Has the facility been renovated? (If yes, year: _____) Yes _____ No X

Does the facility have room for expansion? Yes X No _____

Can the facility's ceiling be elevated? Yes X No _____

Are there any allowances for renovations? Yes X No _____

Mechanical Electrical Plumbing (MEP) Status:

- Heating system status: Poor _____ Fair _____ Good X
- Ventilation system status: Poor _____ Fair _____ Good X
- Air Conditioning system status: Poor _____ Fair _____ Good X
- Plumbing system status: Poor _____ Fair _____ Good X
- Electrical system status: Poor _____ Fair _____ Good X

Structural Status:

- Roof Poor _____ Fair _____ Good X
- Interior Walls Poor _____ Fair X Good _____
- Exterior Walls Poor _____ Fair _____ Good X
- Flooring Poor _____ Fair _____ Good X
- Façade Poor _____ Fair X Good _____

Are there any environmental issues that need to be remedied? -

Storefront description/dimensions: Beige stucco veneer with beige aluminum roof siding. Property has 17 In. ft. of storefront with 1 door and 1 window.