

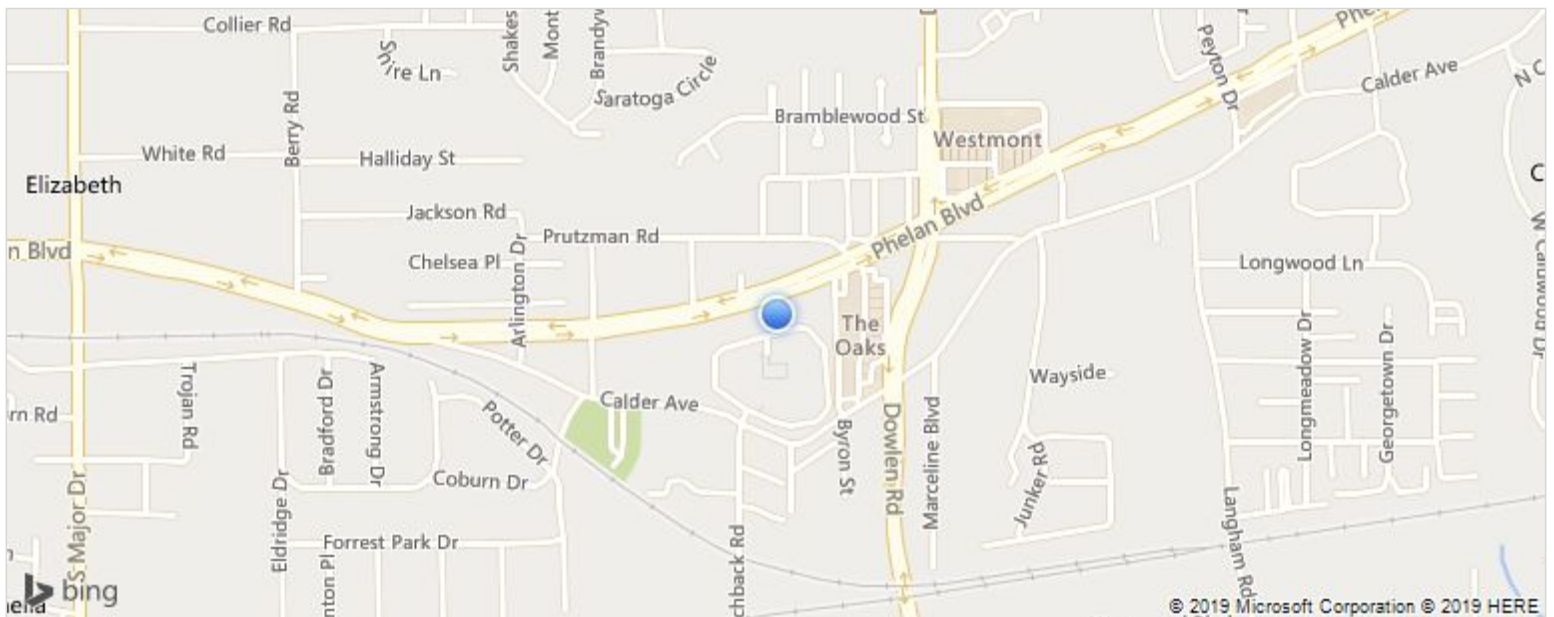
LEASE

**\$13.00 SF/Year to \$13.50
SF/Year**
Retail

6755 Phelan
Beaumont, TX 77707



Property Type:	Retail
Listing ID:	H6RTV9
Style:	Retail Bldg -Neighborhood Ctr



6755 Phelan Beaumont TX, 77707 United States

Online Profile <http://www.cbcworldwide.com/properties/profile/H6RTV9-Beaumont-TX>

Property Description

Space available in Madison Plaza

Property Highlights

- HIGHLIGHT OF AVAILABLE SUITES - * Suite 40 - former hair salon - with some equipment still available for new tenant *Suite 46 - west end cap with large accent fascia - adjacent to the new expansion of Buckner Calder Woods Retirement Community - includes reception area, several privacy offices, kitchenette, (2) restrooms, large general area, wood laminate floors throughout Base Rate (plus nnn's) \$13.00 psf or \$1.08 / month Office Suites- call for availability \$450.00/month Suite 18 - 1,584 SF \$1716 /month Suite 40 - 1629 sf (hair salon) \$1764.75 / month Suite 46 - 3,248 SF \$3,519.67.00 /month NNN's - \$4.44 psf / year or \$.37 psf / month

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