

204 Commercial Ave, Coleman  
204 Commercial  
Coleman, TX 76834

**\$239,000**  
0.160± Acres  
Coleman County



**204 Commercial Ave, Coleman**  
**Coleman, TX / Coleman County**

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## **SUMMARY**

### **Address**

204 Commercial

### **City, State Zip**

Coleman, TX 76834

### **County**

Coleman County

### **Type**

Commercial, Business Opportunity

### **Latitude / Longitude**

31.840571 / -99.42301

### **Taxes (Annually)**

1740

### **Dwelling Square Feet**

7000

### **Acreage**

0.160

### **Price**

\$239,000



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**PROPERTY DESCRIPTION**

Premier location in downtown Coleman within walking distance to everything Coleman has to offer! Ideal for any number of business ventures from retail to office space & everything in-between. A rare opportunity to take your vision & make it come to life!



**MORE INFO ONLINE:**

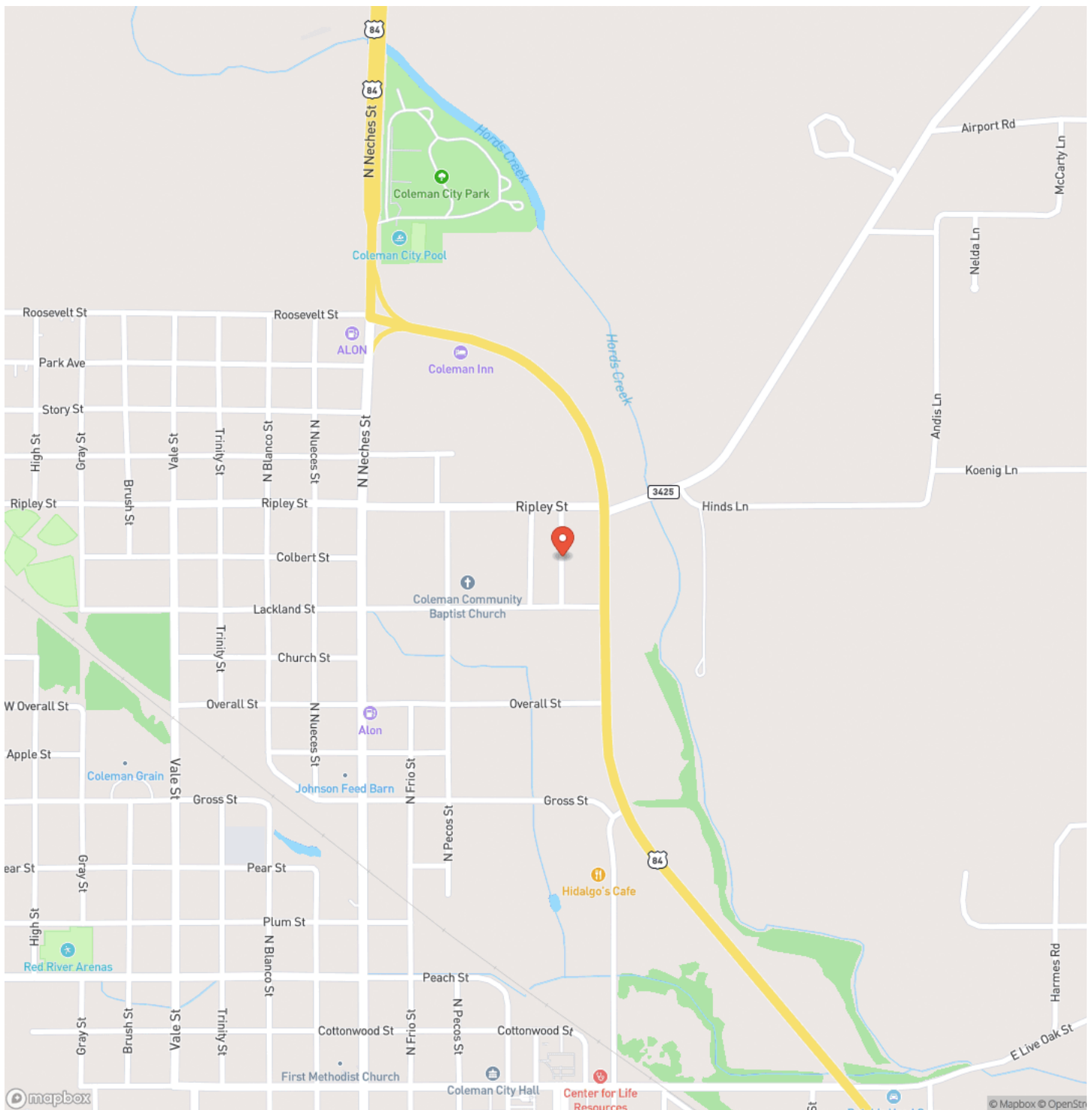
**<https://www.liveoakrealtors.com/>**



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## Locator Map

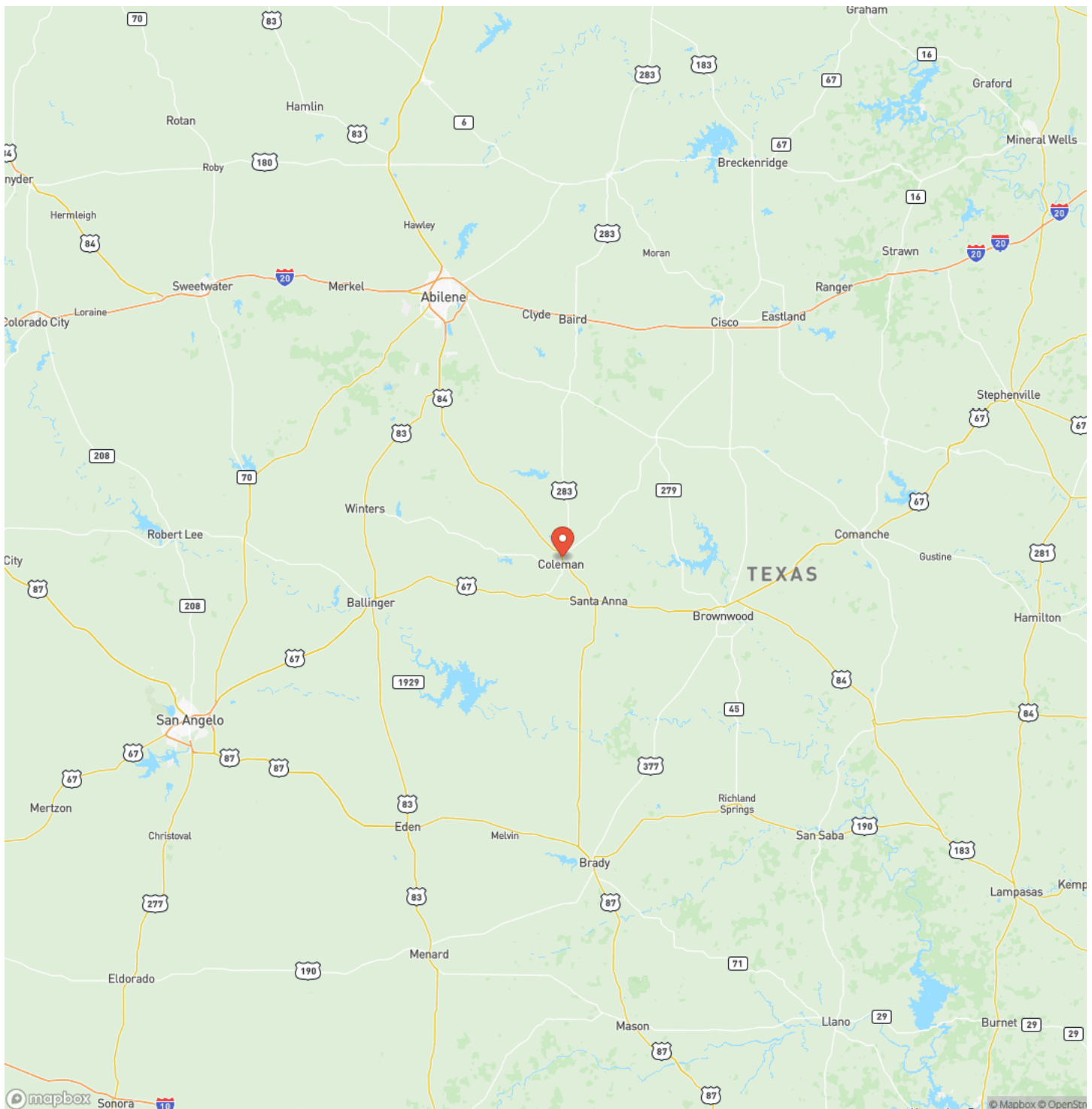


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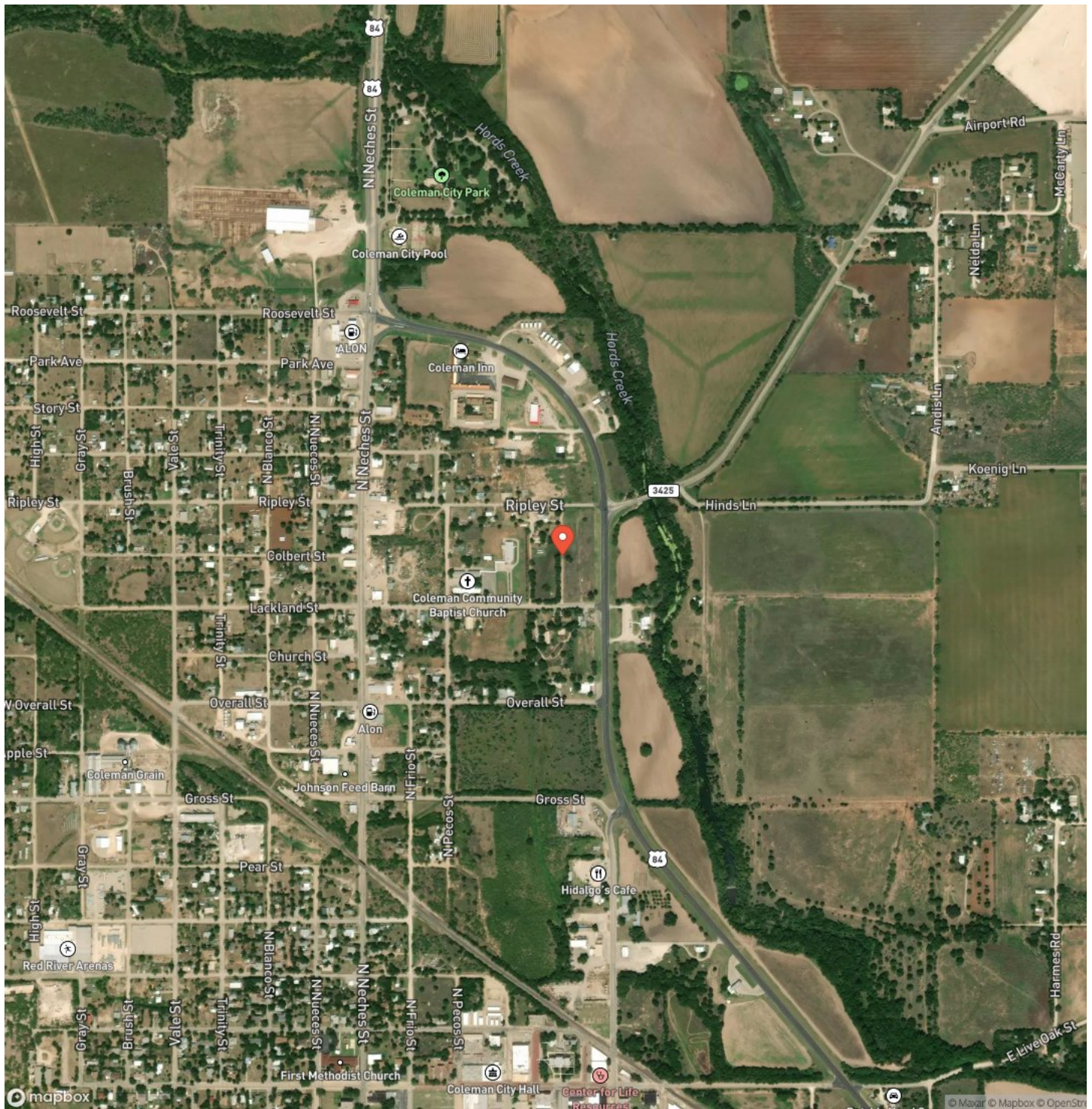


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## Satellite Map



**204 Commercial Ave, Coleman  
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## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Marsha Spinks

## Mobile

(817) 964-0986

## Office

(817) 964-0986

## Email

marsha@liveoakrealtors.com

### Address

1815 S Commercial

## City / State / Zip

Coleman, TX 76834

## NOTES

[illegible]

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## **DISCLAIMERS**

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



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