

**Rickey D. Callahan, Broker Callahan Properties**

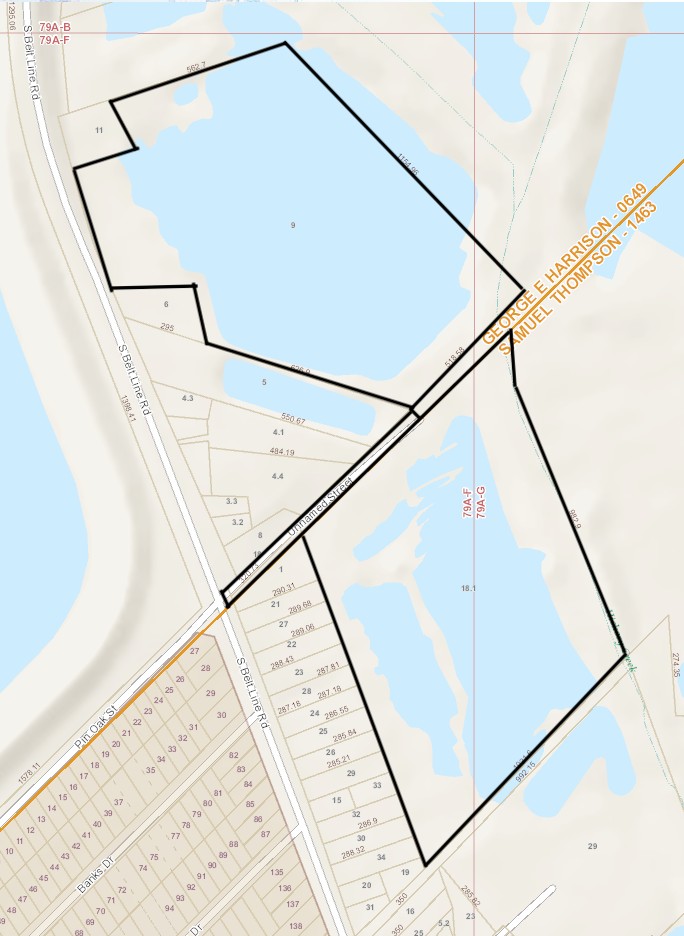
Property For Sale

3808, 4000, 4106 S. Beltline Rd. Dallas County, Texas

**Price Reduced from ~~$4,495,000.00~~ To $3,995,000.00**

**8344 East R.L. Thornton Frwy., Suite 215 Dallas, Texas 75228 Office: 214.328.5775 │Ce**[**ll 214.354.1100 │ info@callahancommercial.com**](mailto:info@callahancommercial.com)

Information contained herein was obtained from sources we believe to be reliable. We make no guarantee, warran- ty or representation about it. It is subject to the possibility of errors, omissions, and change of price, rental or other conditions prior to sale, lease, financing or withdrawal without notice.



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**Size**

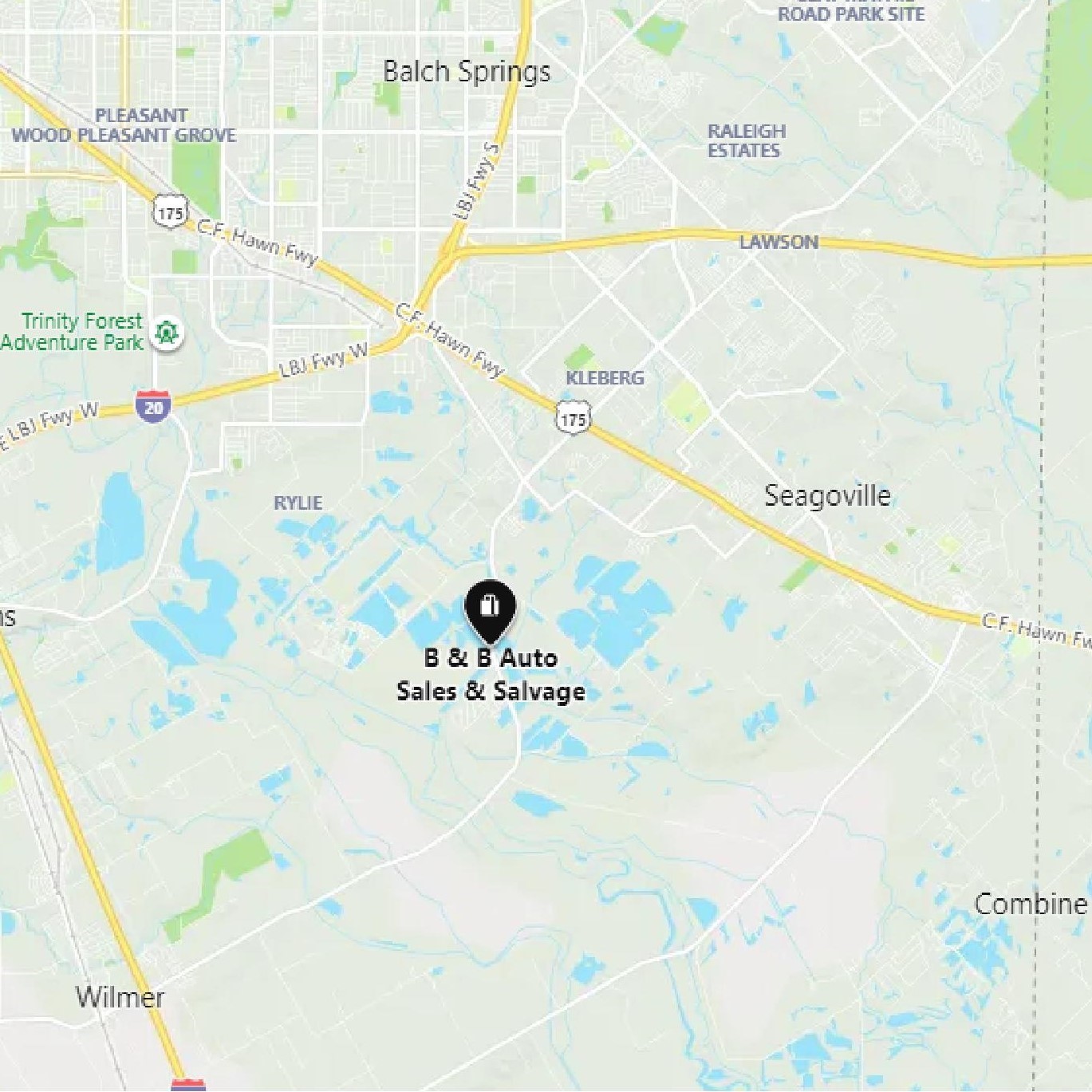
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**Total Area: 3808 S. Beltline Road 22.810+- Acres, Building: 3808 S. Beltline Road Bldg. of 700+- Sq. Ft.**

**Total Area: 4000 S. Beltline Road 0.2210+-of an Acre (Entrance Way) Total Area: 4106 S. Beltline Road 25.710+- Acres =**

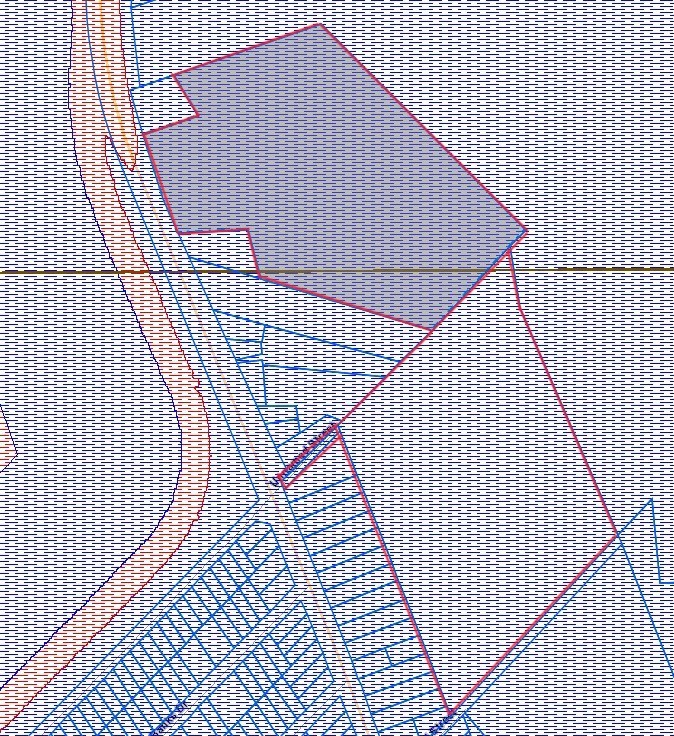
**A Grand Total 48.741+- Acres**



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**Profile**

**Location:**

Subject property is located on Beltline Road., Access via I45 & Kleberg Road

**Zoning:**

Commercial Land/Commercial-Vacant Plotted Lots & Tracts

**Uses: Currently B&B Salvage Yard**

