

**6001 Watauga Road
 Watauga, Texas 76148**

**FOR
 LEASE
 Former
 Sonic Facility**



FEATURES

- Location:** Located 1/2 mile east of Denton Highway and 1.5 miles north of Loop 820
- Available Space:** 1,150 SF (+/-) (Per TAD)
- Land Size:** 24,829 SF (+/-) (Per TAD)
- Parking:** Ample
- Zoning:** GB - General Business District
- Comments:** Old Sonic that was previously used as a Texas Car Title and Payday loan services facility
- Rental Rate:** \$2,500 per month NNN
- NNN Charges:** \$7,000 per year or \$6.09 PSF

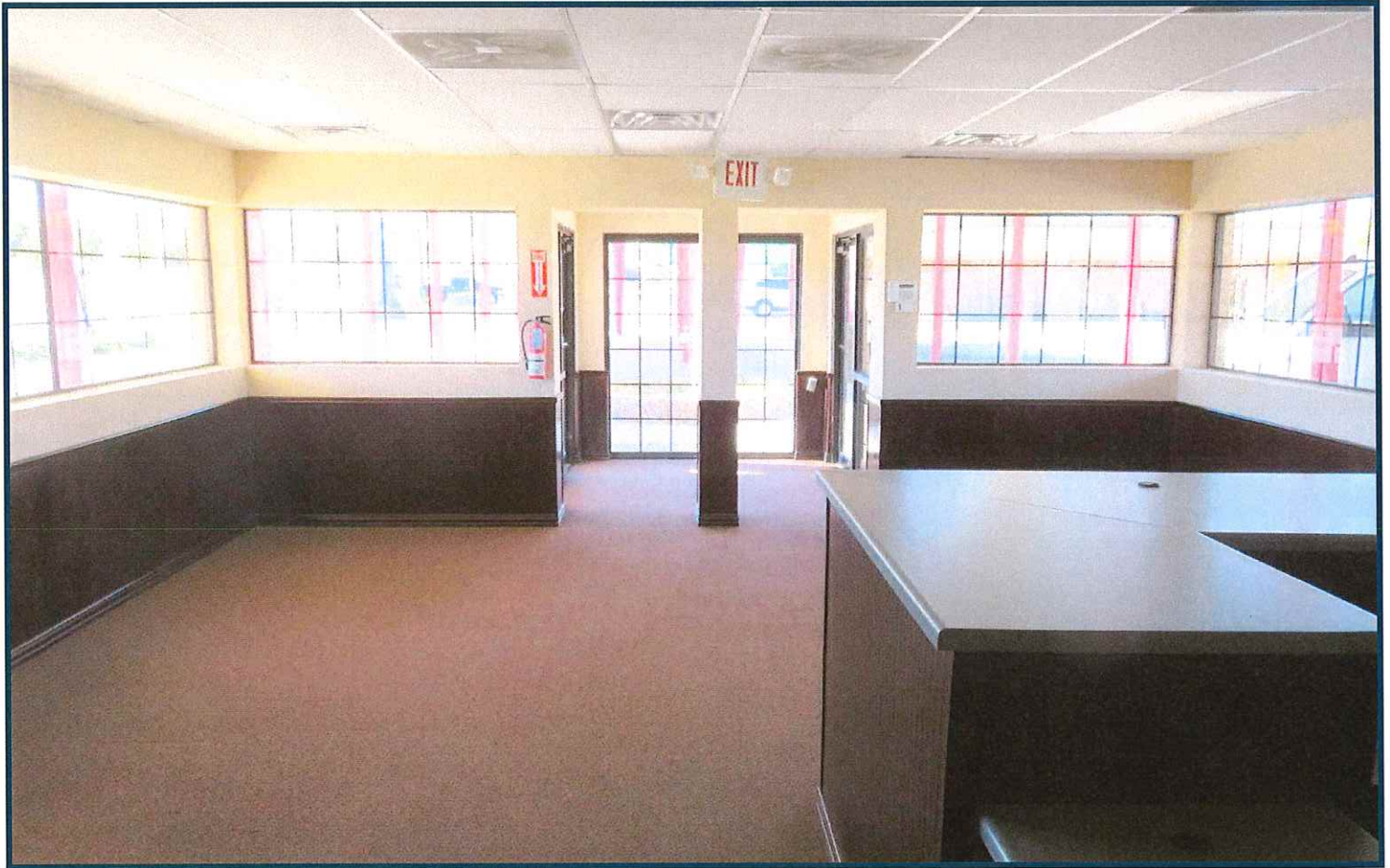
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**2931 Oak Park Circle
 Fort Worth, Texas 76109
 (p) 817.335.7575
 (f) 817.870.1911**

All information furnished is from sources deemed reliable and is submitted subject to errors, omissions, change of price or other conditions, prior sale, lease or withdrawal.

PROPERTY PHOTO

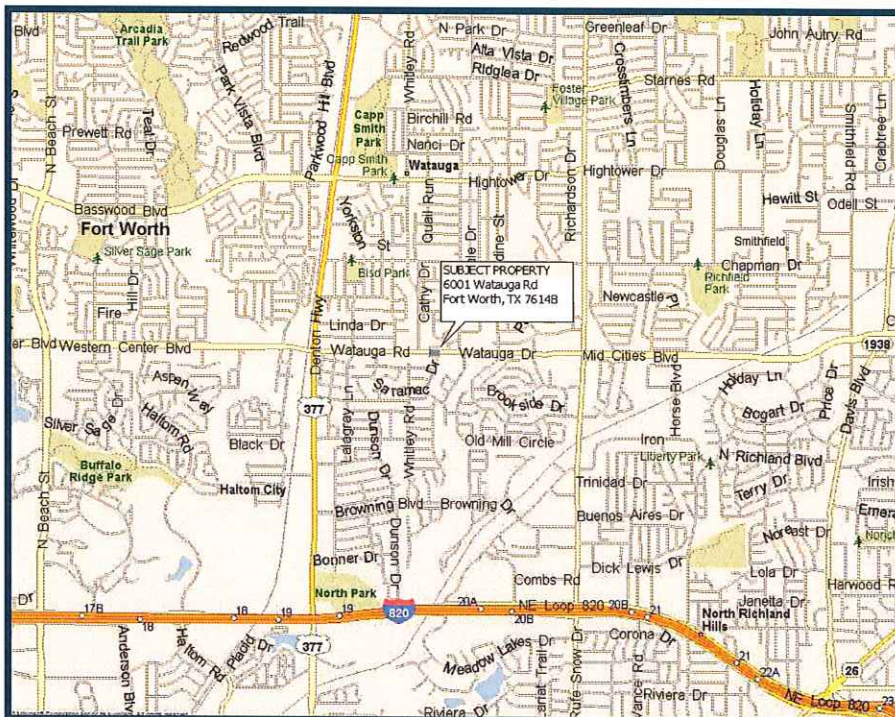
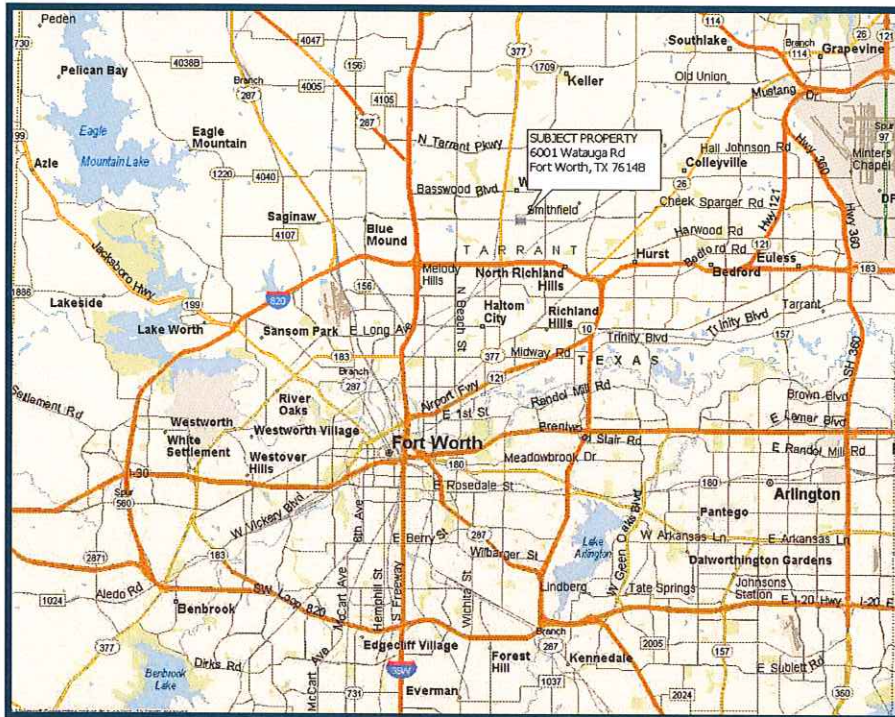


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 **VASSEUR**
C O M M E R C I A L
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LOCATION MAPS



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