

# \$350,000 - 506 S Arroyo Blvd., Los Fresnos

MLS® #29764692

## \$350,000

Bedroom, Bathroom, 1,683 sqft  
Commercial on 0.25 Acres

Los Fresnos Original Townsite, Los Fresnos, TX

Great investment opportunity of this 1,683 sq ft commercial building, perfectly positioned on a spacious quarter of an acre lot in a highly visible, high-traffic area. With 8 existing parking spaces and ample room for drive-thru—whether for additional parking or to grow your footprint—this property is loaded with possibilities. Inside, you'll find an established Mexican Restaurant and two restrooms, making it move-in ready for a variety of uses. Ideal for retail, office, service-based businesses, or even a mixed-use concept. This is your chance to secure a valuable asset in a thriving area with so much development in a 5 mile radius. Opportunities like this don't come around often—schedule your showing today!

Built in 1966

## Essential Information

MLS® #	29764692
Price	\$350,000
Square Footage	1,683
Acres	0.25
Year Built	1966
Type	Commercial
Sub-Type	Commercial, Restaurant
Status	Active

## Community Information



Address	506 S Arroyo Blvd.
Area	Los Fresnos-Bay View
Subdivision	Los Fresnos Original Townsite
City	Los Fresnos
County	Cameron
State	TX
Zip Code	78566

### **Amenities**

Amenities	None
Utilities	Public Water, Cable TV, Sewer
Features	Restrooms-Public
Parking Spaces	8
Parking	Paved

### **Interior**

Interior	Tile
Heating	Electric
# of Stories	13874

### **Exterior**

Exterior	Brick, Wood
Lot Description	Sidewalks, Landscaped
Windows	Double Pane Windows
Roof	Shingle

### **Listing Details**

Listing Agent	Hector Cardoza
Listing Office	Altus Real Estate Group, LLC

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