



# DUNHILL PARTNERS

Commercial Brokerage & Investments

## FOR LEASE

### JACKSON SQUARE SHOPPING CENTER

**Location:** Southeast Corner of Church St. (U.S Hwy 190)  
and Briarway Dr., Livingston, TX 77351

**Description:** Grocery Anchored Multi-Tenant Neighborhood Shopping Center  
with a mix of national, regional, and local Tenants,  
with excellent rental rates.

#### Available

#### Suites:

Suite	Size	Mo. Base Rent	Rate
1201	19,838 s/f	\$14,878.50	\$9.00 s/f NNN
1207	1,000 s/f-6,600 s/f	\$1,500-9,000	\$18.00 s/f NNN

<b>Current Net Charges:</b>	<b>Common Area Maintenance</b>	<b>\$.56 s/f</b>
	<b>Property Taxes</b>	<b>\$1.39 s/f</b>
	<b>Property Insurance</b>	<b>\$.25 s/f</b>
	<b>Total Net Charges</b>	<b>\$2.20 s/f</b>

**Finish Out Allowance:** Negotiable

**Terms:** 5 – 10 Years