

\$725 - 12173 Hwy 64 E, Tyler

MLS® #20849689

\$725

0 Bedroom, 0.00 Bathroom,
Commercial Lease on 13.00 Acres

NA, Tyler, TX

Retail Flex For Lease at Park 64 starting at \$725.00 per month. 675 SF - 58,700 SF, Flexible Unit Sizes built-to-suit. Multi-tenant Retail Flex Development conveniently located on Hwy 64 in east Tyler offering prime visibility. Custom built-to-suit units with modern storefront style walk-in doors and a large automatic overhead door.



- Curated tenant mix
- Several +-1,300 sf completed units available now for immediate move-in
- Automatic overhead doors (12' W x 14' H)
- Flexible unit sizes
- Modern new construction
- Custom configuration of built out space
- Free tenant access to HD security cameras
- Landscaped exteriors and window cleaning covered by Landlord
- Tenant mailboxes included in rent
- Shared parking and truck access
- Monument sign placement for additional fee

Built in 2025

Essential Information

MLS® #	20849689
Price	\$725
Bathrooms	0.00

Acres	13.00
Year Built	2025
Type	Commercial Lease
Sub-Type	Retail
Status	Active

Community Information

Address	12173 Hwy 64 E
Subdivision	NA
City	Tyler
County	Smith
State	TX
Zip Code	75703

Amenities

Utilities	City Sewer, City Water, Electricity Connected
Garages	Parking Lot

Interior

Heating	Central, Electric
# of Stories	1
Stories	1

Exterior

Roof	Metal
Construction	Metal Siding
Foundation	Slab

Additional Information

Zoning	NA
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Listing Details

Listing Agent	Matthew Marshall
Listing Office	Drake Real Estate

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Listing information last updated on November 20th, 2025 at 1:30am CST