

# 401 E. Beach Street



## PRIME COMMERCIAL SITE

**LOCATION! LOCATION! LOCATION!** Don't miss out on this opportunity to own a mixed use commercial/residential site in the heart of Old Town Port Aransas! Easy walking distance to beach, shops, marinas & more! Fabulous 4,618 sq. ft. restaurant & retail/flex use site with 2,400 sq. ft. of residential space split into three units— one 2-bedroom/2-bath unit, and two efficiency units. Restaurant site is currently leased by Stingray's Taphouse & Grill (business & business FF&E not included in this sale). Interior and outdoor dining spaces, brick oven, and plenty of storage, plus a large bonus area ideal for additional dining, banquet seating, retail or other peripheral income production. 7,018 sq. ft. total Lot size 13,310 sq. ft.

[More Info On Back](#)

## Don't Miss the Boat! \$1,800,000

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**Mark Grosse**  
Real Estate  
(361)  
749-6603

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155 West Cotter Avenue, Port Aransas, Texas 78373

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Upstairs are three nicely finished residential units. Beautiful 1,200 sq. ft. 2-bedroom/2-bath unit has open kitchen/living, nice dining space, and access to the common deck. Two super-cute efficiency units have full kitchens, lots of light, and access to the common deck. Street side balcony has front row seats to community parades and high school track and softball games.



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