

14257 Five Guinea Lane, Conroe, TX 77302

# Owner Finance Property

40K Down!

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## Finance Terms

OWNER FINANCED – No Bank Needed!

### **Prime Conroe Property with Huge Workshop – Perfect for Your Business!**

Stop paying rent for a commercial warehouse and bring your business home!  
This property features a massive, heavy-duty workshop, perfect for contractors, automotive enthusiasts, or craftsmen. Imagine the overhead you'll save by having your headquarters just steps from your front door.

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**Financing Made Simple:** We are offering flexible financing terms designed to help you get started without the red tape of traditional big-bank lending. We are ready to work with you to make this transition seamless. Secure your future and your business in one move!

The Details:

- Total Price: \$500,000
- Down Payment: \$40,000
- Monthly: \$2,993.19
- Terms: 7.4% Interest / 40-Year Term

Build equity starting today. If you have the down payment, you're approved!

