

GTU JET FACILITIES AT GEORGETOWN, TEXAS

160 TERMINAL DRIVE | GEORGETOWN MUNICIPAL AIRPORT (KGTU)



4 HANGARS ON A 8.97-ACRE SITE AVAILABLE FOR SALE

CBRE

THE OFFERING

OVERVIEW

CBRE is pleased to offer this unique opportunity to purchase four aircraft hangars at the Georgetown Municipal Airport (KGTU). GTU Jet currently operates the facilities and provides full service FBO amenities, including fuel sales. The site is ideal for an FBO operation, and is also well suited for a variety of aviation venues including aircraft services, maintenance and charter operations. The owner has a preference to sell the facilities to a single party.

ABOUT GTU JET



GTU Jet provides first class FBO service to its customers and has an excellent reputation. Numerous amenities on-site include the following:

- NATA Safety 1st Certified Line Service Crew
- Hangar Space
- Limo/Taxi Arrangements
- Enterprise Rental Cars on-site
- Avis & Hertz Rental Cars Available Upon Request
- Hotel Arrangements
- Flight Planning Station
- WSI Pilotbrief Optima
- GPU Services
- Concierge Style Customer Service
- Freshly Made Cookies & Popcorn
- Complimentary Bottled Water
- Starbucks Coffee
- Land Cruiser Courtesy Car
- Pilot Shop
- Pilot's Lounge with Direct TV
- WiFi
- In-flight Catering Arrangements By Request
- Air Traffic Control Tower Open Daily from 7:00 am to 10:00 pm

THE SITE

Total Ground Lease Area: 8.97 acres

Gross Building Area: 98,857 square feet

ASKING PRICE



\$5.95 MILLION

THE AIRPORT



GEORGETOWN
MUNICIPAL
AIRPORT (KGTU)

GEORGETOWN MUNICIPAL AIRPORT (KGTU)

Located in the heart of Georgetown, Texas and along the I-35 corridor, KGTU links the northern gateway cities of Dallas/Fort Worth to the capital of Austin and San Antonio in the south. The airport includes a 5,004 foot long runway serving general and corporate aviation, providing full service amenities, aviation fuel, avionics sales, service, and aircraft maintenance.

HANGAR 1

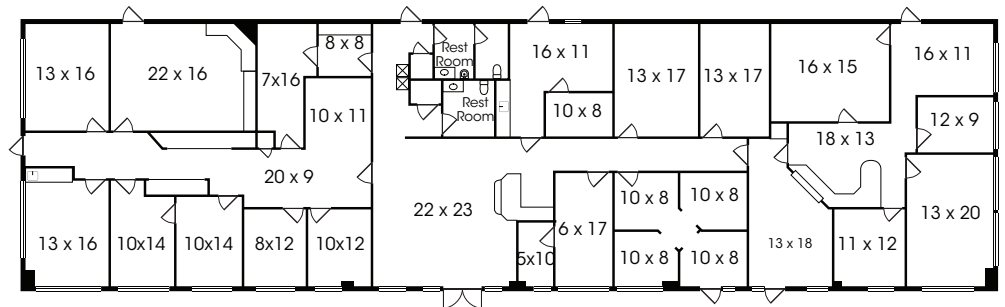


160 TERMINAL DRIVE | 50,057 SF TOTAL | 5.99 ACRES FOR HANGAR 1&2

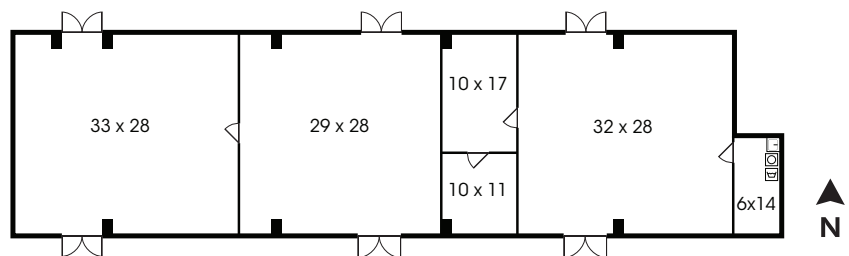
FEATURES

- ±50,057 SF Total
- Built in 2000
- 19' Hangar Door Height
- 6,274 SF of Office
- 7,783 SF Shop Space
- 4,527 SF Mezzanine
- 36,000 SF Hangars

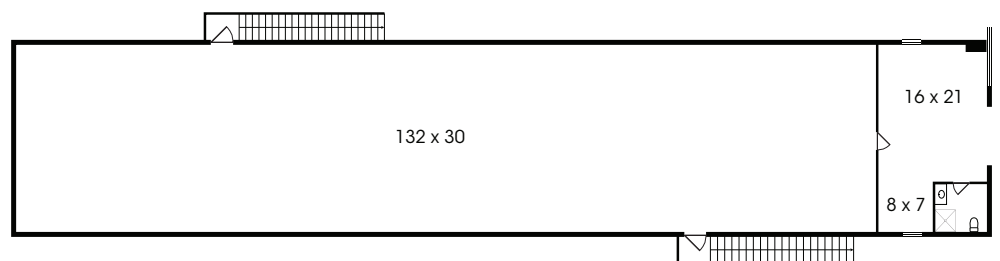
HANGAR 1 FLOOR PLAN



FIRST FLOOR INTERIOR PLAN



SECOND FLOOR INTERIOR PLAN



HANGAR 2



160 TERMINAL DRIVE | 15,000 SF TOTAL

FEATURES

- ±15,000 SF Total
- Built in 2009
- Hangar Size: 150' x 100'
- 17' 5" Hangar Opening Height
- No interior finish out, utilities, insulation or hangar door



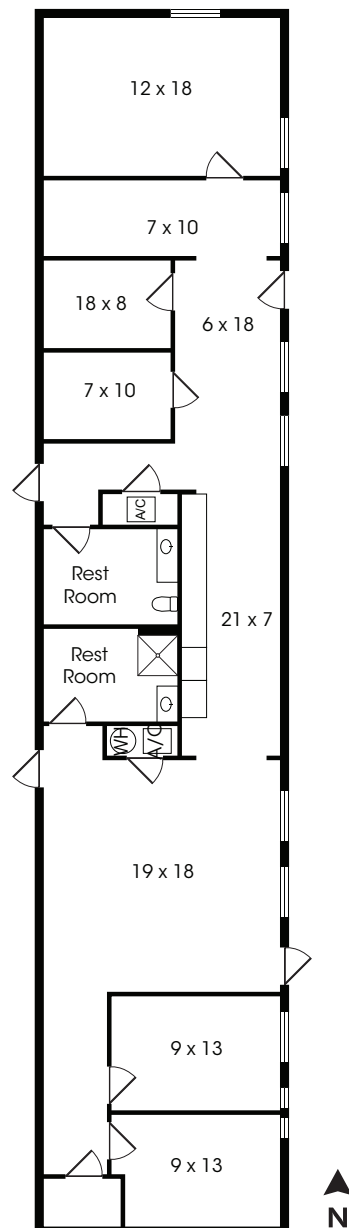
HANGAR 3



510 SOUTH HANGAR DRIVE | 2.98 ACRES TOTAL GROUND LEASE AREA

FEATURES

- ±13,800 SF Total
- Built in 2003
- 19'8" Hangar Door Height
- 1,800 SF Office
- 12,000 SF Hangar



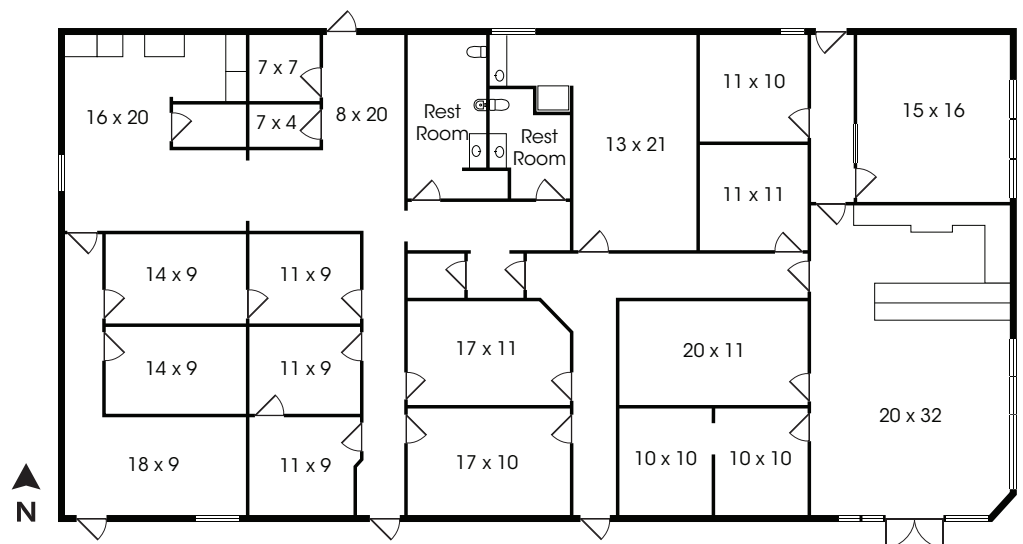
HANGAR 4



FEATURES

- ±20,000 SF Total
- Built in 2003
- 22'4" Hangar Door Height
- 5,000 SF Office
- 15,000 SF Hangar

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- A white Embraer 175 aircraft is parked on a dark asphalt tarmac. The aircraft is facing left, with its tail fin and engines clearly visible. In the background, there is a large, light blue hangar with a dark blue awning over the entrance. The hangar has a logo that reads "SWIFTJET" and a stylized bird emblem. The sky is blue with scattered white clouds. The overall scene is bright and clear, suggesting a sunny day.



FOR MORE INFORMATION, CONTACT:

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