



LeRoy Garza

9792366548



702 US-281 Hwy - PRICE REDUCED - PRICE REDUCED - PRICE REDUCED

1 Acre of Commercial Land Offered at \$175,000 USD in Premont, TX



INVESTMENT HIGHLIGHTS

- Heavy Traffic Counts (17,600 Vehicle Count Daily)
 - 2 Highway Cuts onto IH-69/US Hwy 281 Business
 - All city utilities on-site.

EXECUTIVE SUMMARY

Please submit all offers to ogcaballero@ljgcomm.com along with proof of funds. The Seller is willing to consider owner financing. Commercial lots you have been looking for! Don't miss this opportunity to purchase these six lots located on Hwy 281

on Broadway Street in the City of Premont. Perfect opportunity for your next commercial venture. Great location for restaurants/bars or a food truck park. Plus, water, electricity, and sewer are on-site! Come out and take a look for yourself!

PROPERTY FACTS

Price	\$175,000	Property Subtype	Commercial
Sale Type	Investment or Owner User	Proposed Use	Commercial
No. Lots	1	Total Lot Size	1.00 AC
Property Type	Land		

1 LOT AVAILABLE

Lot 1 -6

Price	\$175,000	Lot Size	1.00 AC
Price Per AC	\$175,000		

Lot Size 145'x300' with 2 highway cuts to Business US 281/IH-69. All utilities are on-site.

DESCRIPTION

Currently set up for a 20-slot RV hookup. Paved street on the north and south side of the property with an alley on the west side. The

frontage on the property is 300ft, with city water, sewer, and electricity on-site. The Seller will consider owner finance terms.

PROPERTY TAXES

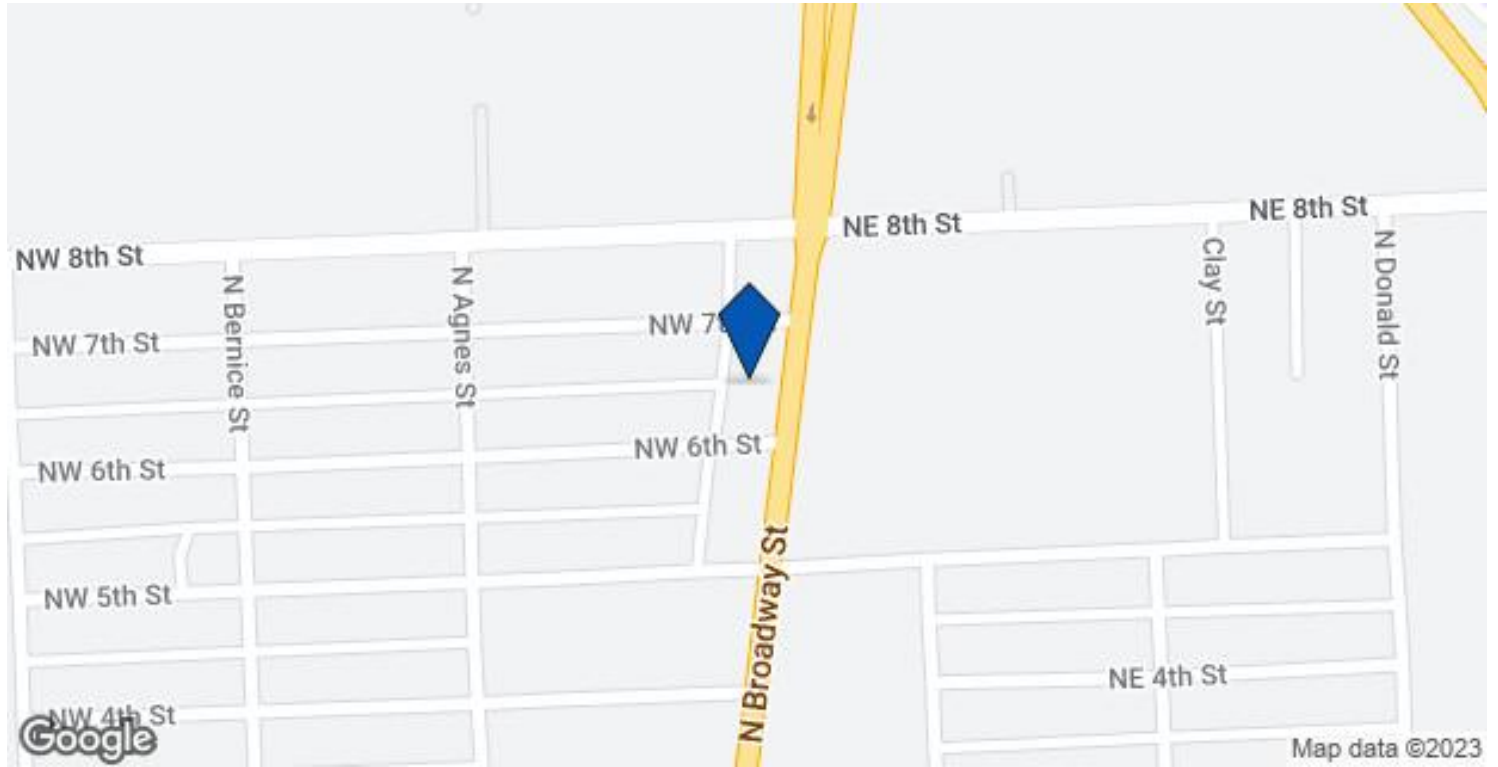
Parcel Number	11180-037-000-00	Improvements Assessment	\$0
Land Assessment	\$8,500	Total Assessment	\$8,500

ZONING

Zoning Code

Commercial

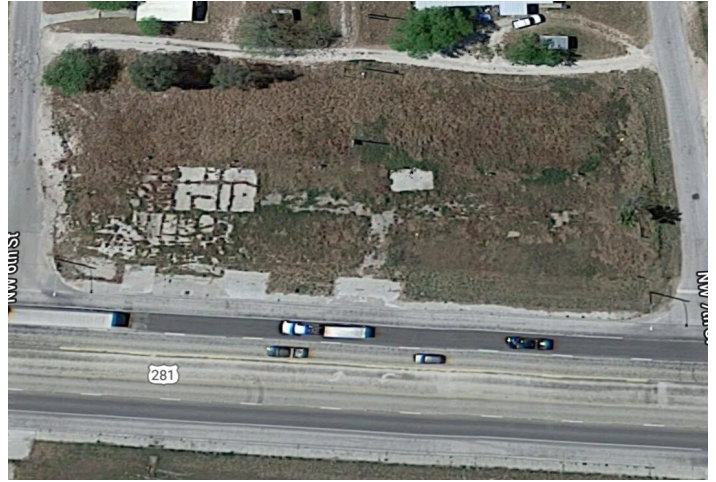
MAP OF 702 US-281 HWY PREMONT, TX 78375



ADDITIONAL PHOTOS



Utility Hookups



Overhead View



Lots

Listing ID: 27549116

Date Created: 1/19/2023

Last Updated: 8/16/2023

Address: 702 US-281 Hwy, Premont, TX

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