



John B. Sanford Real Estate

For Sale—4.058 Acres

3075 ABCD Old Black Colony Rd, Buda, TX

Price: Contact Agent

Utilities: Water: Well  
Sewer: Septic  
Electricity: PEC

Zoning: City of Buda ETJ

Notes: Fantastic Office/Daycare/Medical site in booming Hays County. 250+ ft of frontage in the heart of Buda’s fastest growing corridor with 3,200+ residential units in development within a 3 mile radius. This is a great opportunity to secure a site for the next phase of growth in the Outdoor Capital of Texas. Property is currently used as residential income with 3 units leased including 1,200 SF home. Ideal site for future office, day care, therapy, retail, or residential use.



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The information contained herein is from sources deemed reliable, however John B. Sanford, his employees and his agents have not made an independent confirmation of the information and no warranty or guarantee of accuracy is made. A prospective tenant or buyer should confirm any important information with the assistance of an engineer and/or attorney during a feasibility period prior to closing the sale or leasing the property.



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**Approved Residential Developments**

- Persimmon  
2,300 Units
- Porch at Dupre  
139 Units
- Reserve and Colony at Cole Springs  
765 units

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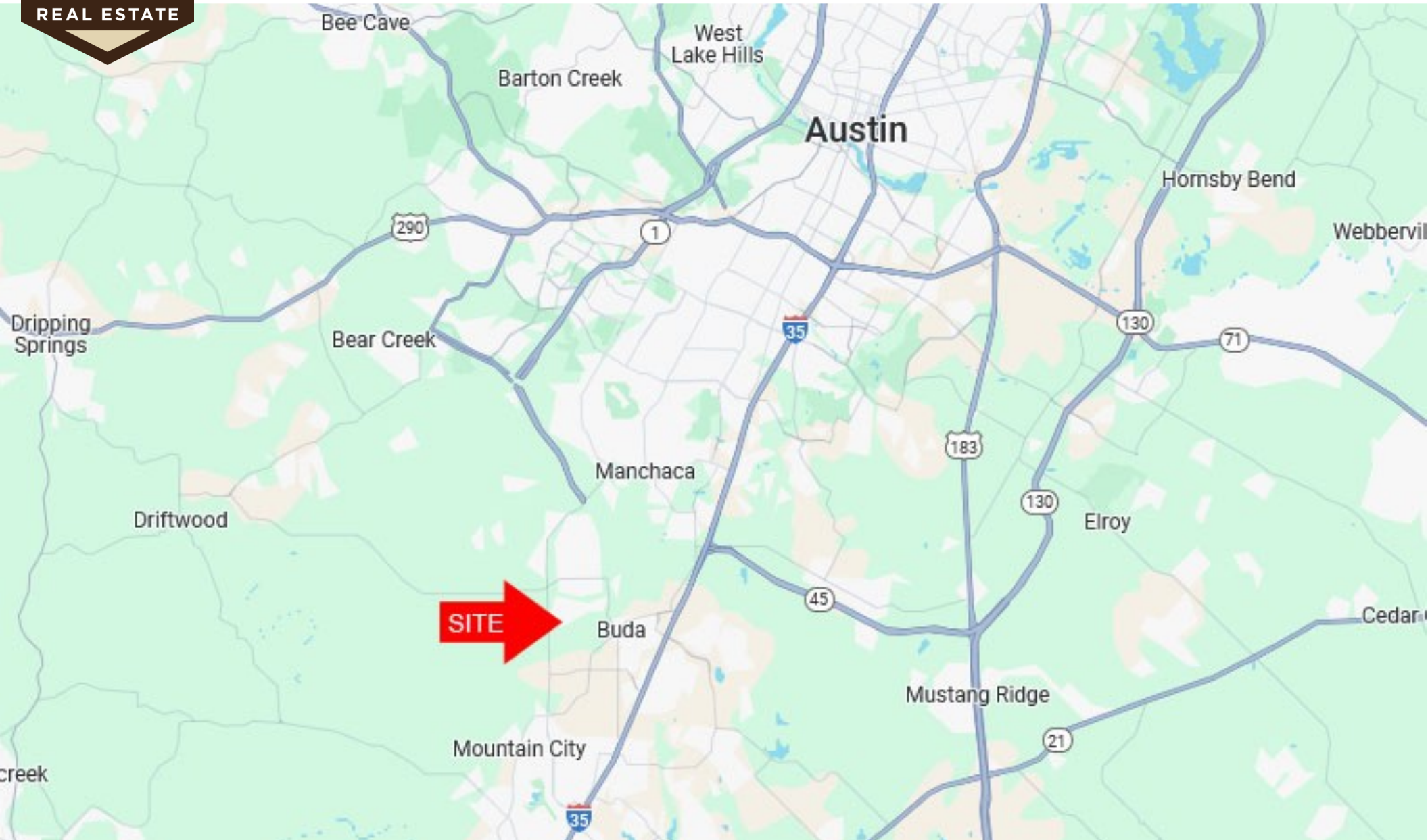
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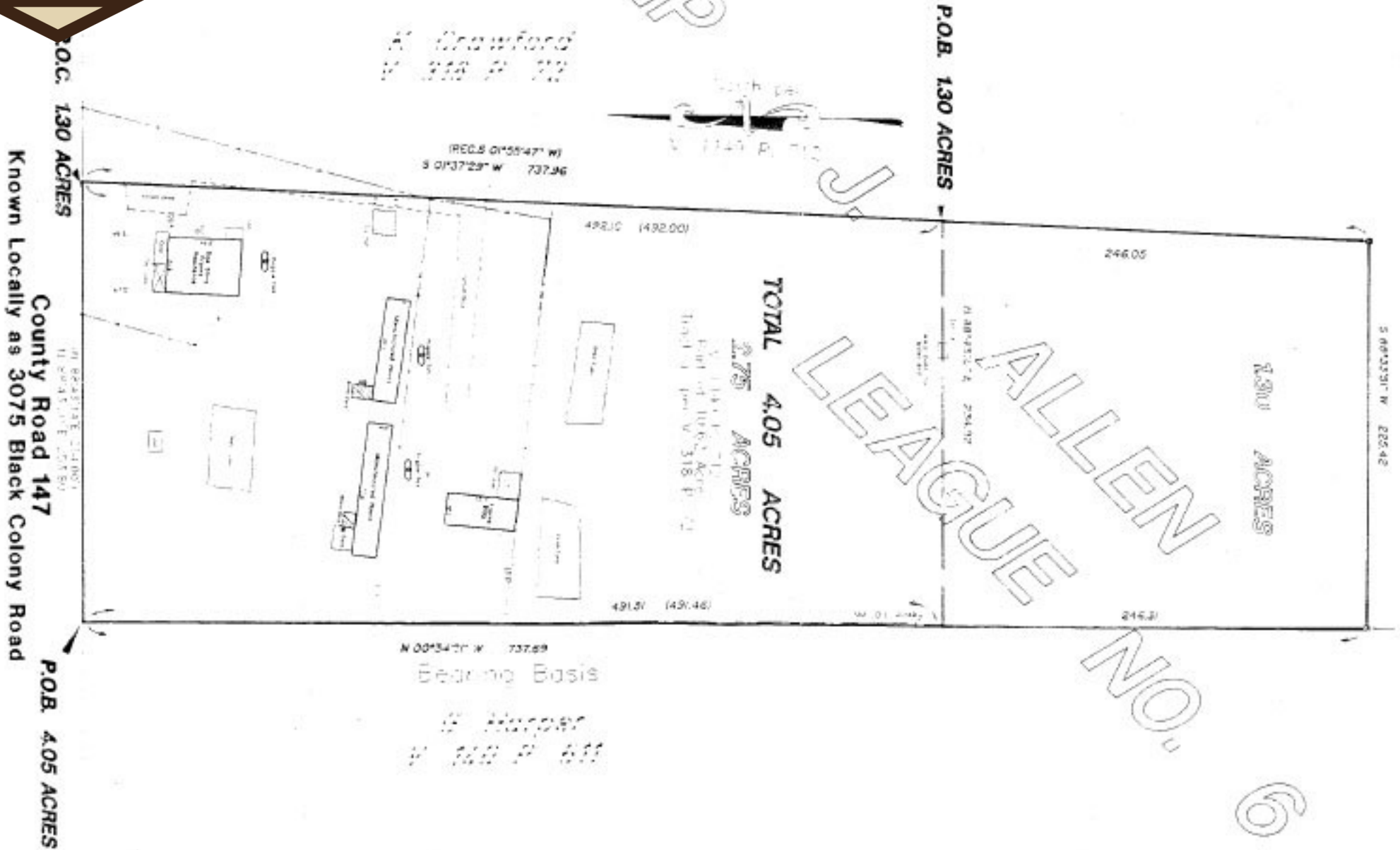
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