



FOR SALE

0 FM 529 Road

Houston, Texas 77095 · Harris County

ASKING PRICE

\$2,300,000

LOT SIZE

3.470 Acres

PRICE PER SF

\$15.22 / SF

151,156 SF

\$662,824 / Acre



INVESTMENT HIGHLIGHTS

- 3.470 acre corner parcel — FM 529 primary frontage
- High-traffic arterial: estimated 30,000+ VPD
- Ideal for c-store, fuel station, QSR, or retail pad
- Surrounded by dense residential — built-in customer base
- Harris County MUD 149 — water & sewer available
- Cypress-Fairbanks ISD — strong northwest submarket
- Boundary survey (ASIF) available — development ready
- No municipal zoning — flexible commercial use
- Last conveyed March 2026 — motivated seller
- 1031 exchange cooperation available



PROPERTY DATA

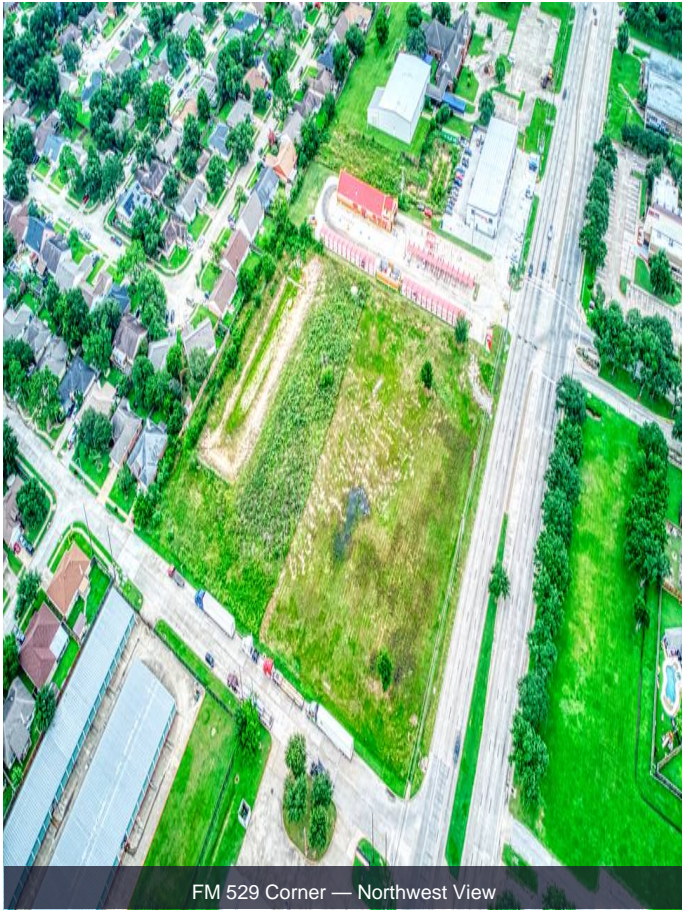
Address	0 FM 529 Rd, Houston TX 77095
Parcel ID	127-594-001-0001
Alt. APN	048-026-000-0025
Legal Description	RES A BLK 1 — Sommerall Sec 4
Lot Size (Survey)	3.470 AC / 151,156 SF
Land Use	Commercial Acreage
County	Harris County, Texas
Utility District	HC MUD 149
School District	Cypress-Fairbanks ISD
Last Sale Date	March 18, 2026
Deed Type	Warranty Deed

TAX INFORMATION

Tax Year	2025
Assessed Value	\$1,856,654
Market Value	\$2,320,818
Annual Taxes	\$46,001.55
Tax Area	040
CFISD	\$19,809 (1.0669)
Harris County	\$7,073 (0.381)
HC MUD 149	\$11,827 (0.637)
HC Hospital Dist	\$3,483 (0.188)
Lone Star College	\$1,968 (0.106)

LOCATION & ACCESS

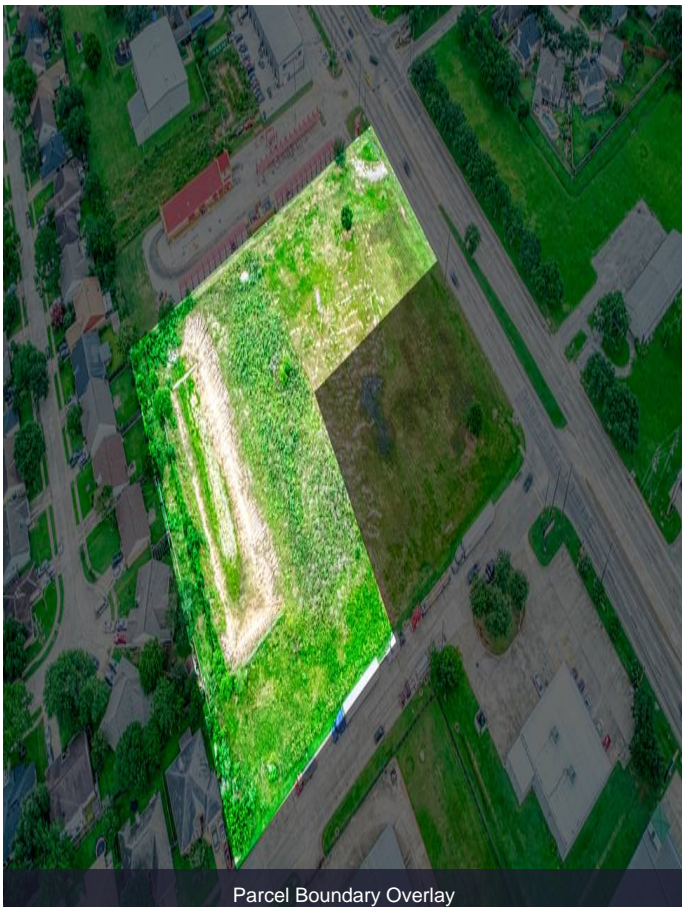
Primary Frontage	FM Highway 529
Cross Streets	Sonnet Glen Ln / Ridgeberry Dr
Neighborhood	FM 529 Far West
Nearest Major HWY	Beltway 8 (~4.5 mi east)
Nearest City	Houston / Cypress
Zoning	Unincorporated Harris County



FM 529 Corner — Northwest View



Market Context — Eastward Corridor



Parcel Boundary Overlay



Straight-Down Site Overview

EXCLUSIVELY OFFERED BY

Jason Makanojiya

Licensed Commercial Real Estate Agent
TREC License No. 842533-SA

Realm Real Estate Professionals

BROKERAGE

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Richmond / Sugar Land, TX

MLS LISTING

MLS# 89927069

HAR.com

PROPERTY

0 FM 529 Rd, Houston TX 77095

3.470 AC · \$2,300,000

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No offers of compensation to buyer's agents are permitted in connection with this listing.

