

PEDEN CROSSING

11416 BUS HWY 287 N, FORT WORTH TX 76179

LOT 7 : 10,000 SF ON 1.77 AC



ZACH NAPIER
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STEVE SAGERSON
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AVONDALE
DEVELOPMENT GROUP



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W BONDS RANCH RD



LOT 6
(AVAILABLE)

+/- 454'

+/- 160'

24' FIRELANE

+/- 453'

+/- 178'

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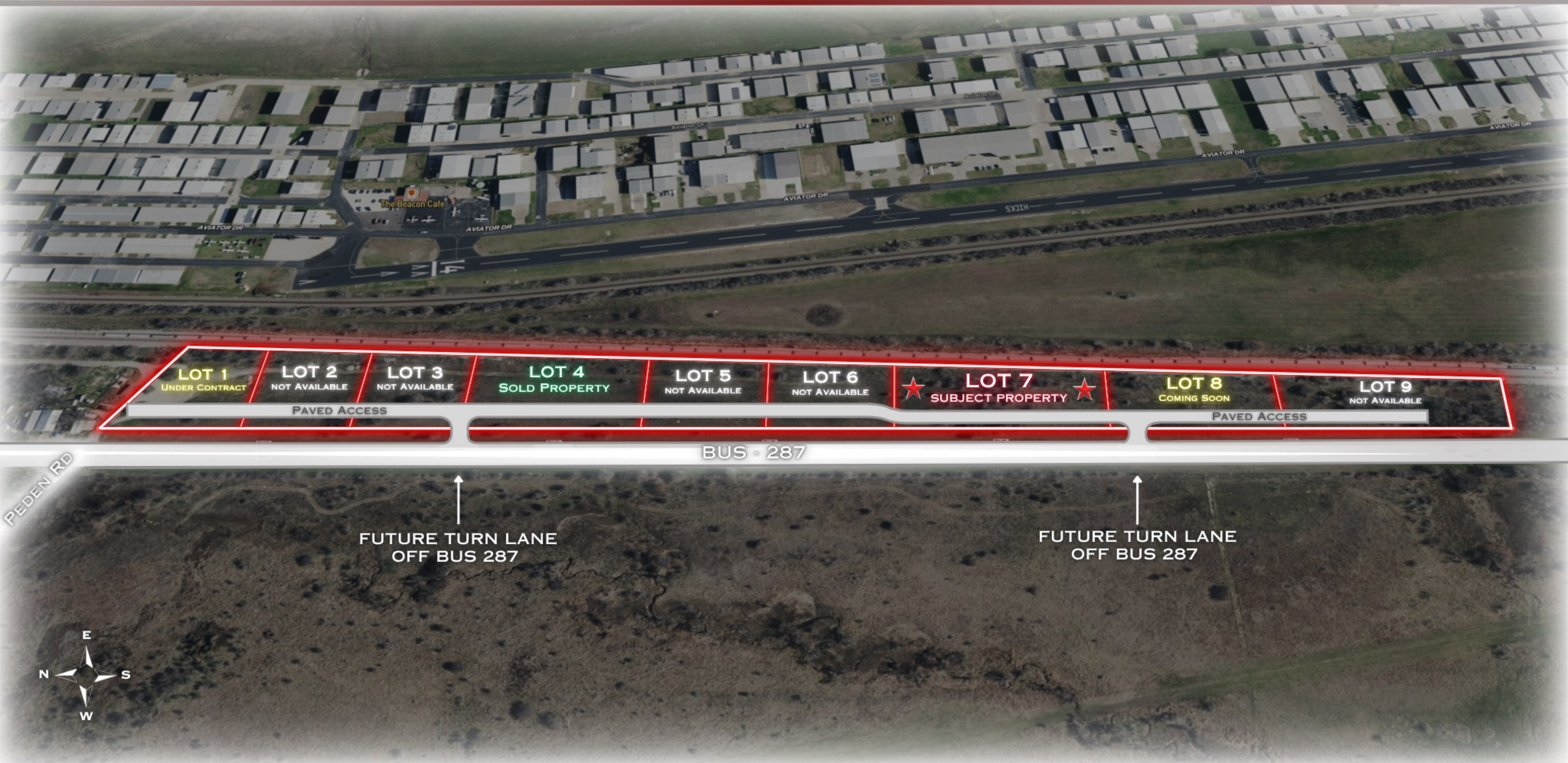


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DEVELOPMENT PLAN



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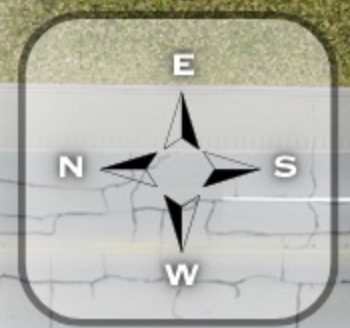


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SITE PLAN



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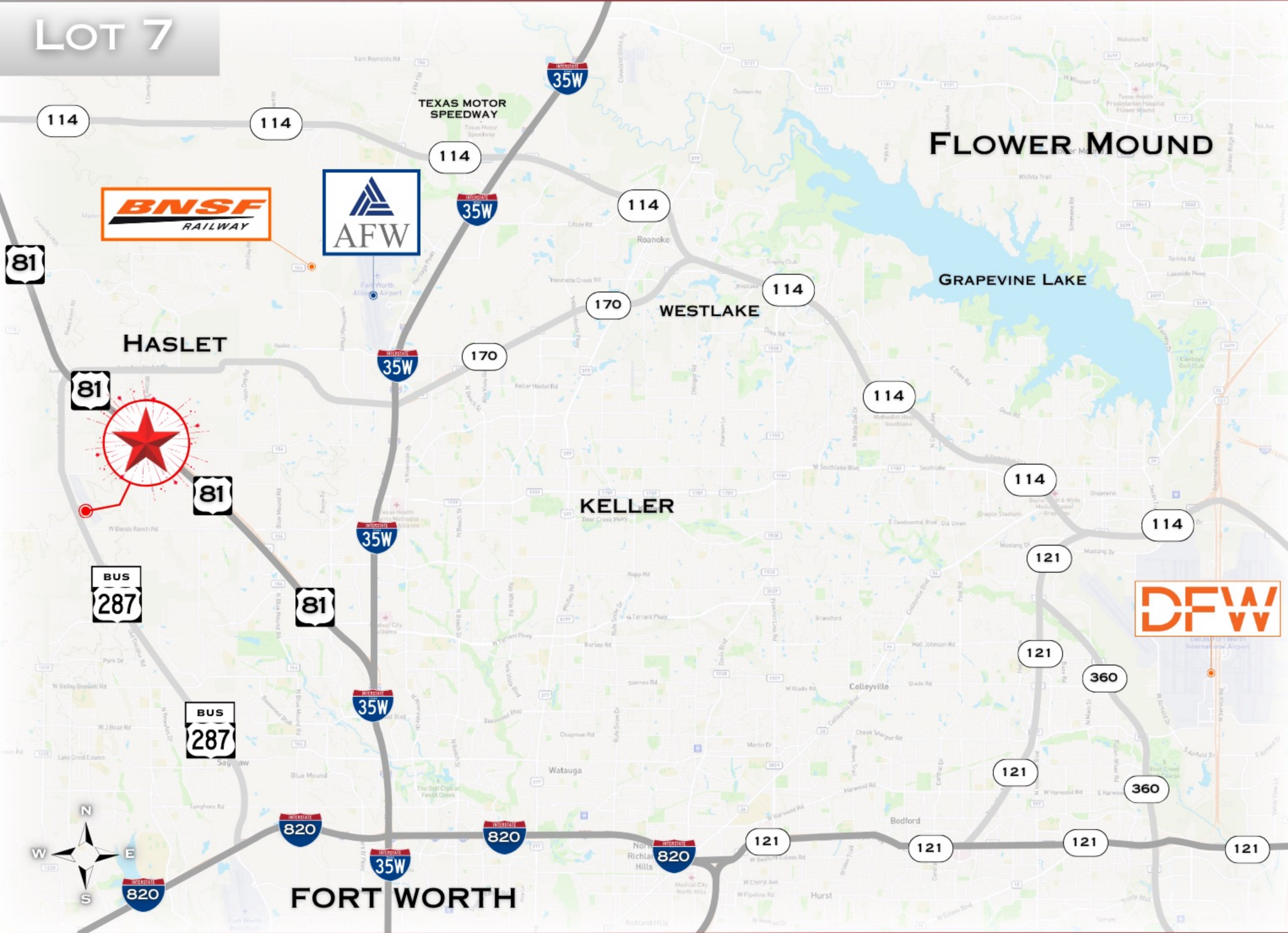
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LOCATION HIGHLIGHTS

- **BUS-287 - FRONTS**
- **US-287 - 1.8 MILES**
- **FM718 - 3 MILES**
- **FM 156 - 3.5 MILES**
- **I35W - 5 MILES**
- **BNSF - 7 MILES**
- **HWY 114 - 9 MILES**
- **DFW - 20 MILES**

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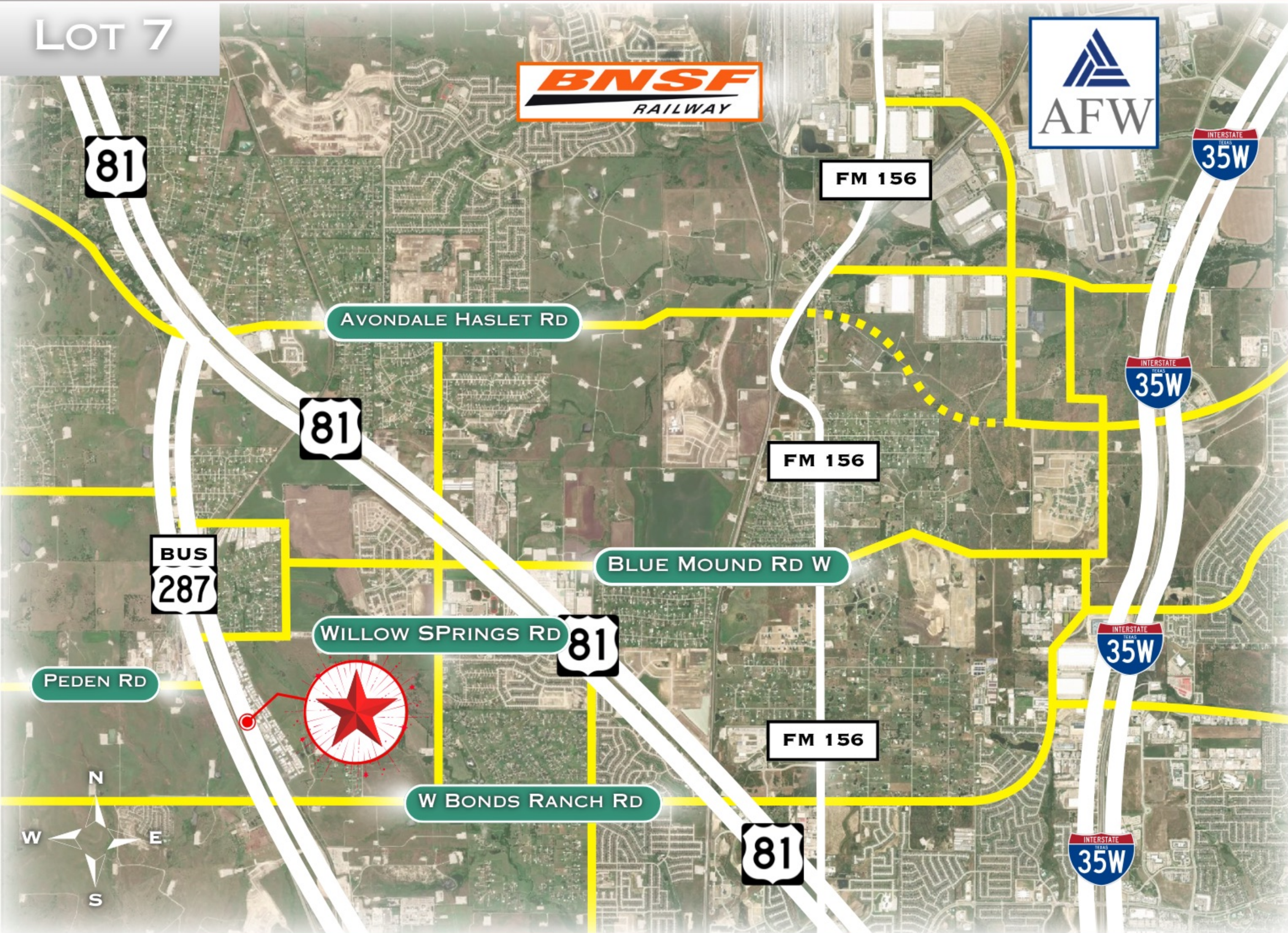
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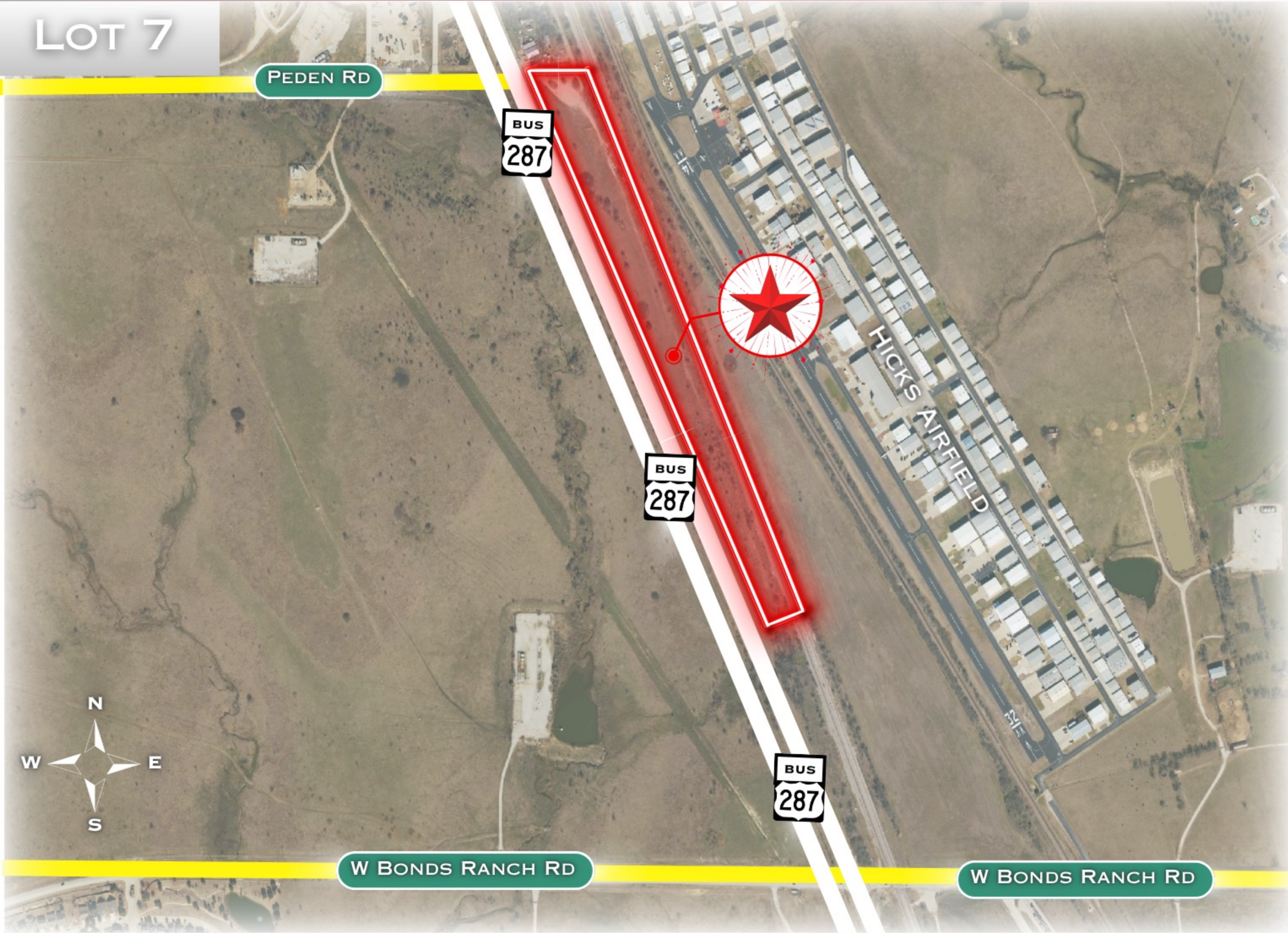
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LOT 7

PROPERTY FEATURES

Price Guidance : CONTACT FOR DETAILS

Overall Building SqFt : +/- 10,000

Lot Size : +/- 1.77 Ac

Yard Space : Available

Overall Property Dimension : +/- 453' x 178'

Overall Building Dimension : +/- 50' x 200'

Lot SqFt : +/- 77,053 Sf

Total Building Height : +/- 24' - 20'

Utilities : Water Well, Septic, 3- Phase Available

Grade Level Roll up Door(s) Size : (2) 12' x 14'

Road Frontage : 453' (BUS 287)

Best Use : Industrial, Flex, Retail, Commercial, Etc.

Zoning : NO ZONING

IMPORTANT INFO :

Avondale has Similar On and Off market Locations within close proximity to this property. They can provide office finishout, or improve the yard area. Contact For More Details!

Other Details :

- NO City Permitting
- NO Flood Plain

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ROOFTOPS

- 1. Haslet Heights: +/- 216 LOTS
- 2. Highlands At Willow : +/- 165 LOTS
- 3. Willow Springs: +/- 201 LOTS
- 4. Sendera Ranch: +/- 11,000 LOTS
- 5. Vista Ranch: +/- 241 LOTS
- 6. Praire Ridge Estates: +/- 108 LOTS
- 7. Avondale Ranch: +/- 80 LOTS
- 8. Willow Springs Ranch: +/- 138 LOTS
- 9. Spring Ranch Estates: +/- 49 LOTS
- 10. Le Terra: +/- 676 LOTS
- 11. Haslet Park: +/- 135 LOTS
- 12. The Meadow: +/- 299 LOTS
- 13. Brent Wood: +/- 33 LOTS
- 14. Blue Mound Estates: +/- 54 LOTS
- 15. Sweetgrass: +/- 160 LOTS
- 16. Caraway: +/- 303 LOTS
- 17. Idlewood Estates: +/- 147 LOTS
- 18. Wellington +/- 3,000 LOTS
- 19. Sun Valley Estates: +/- 89 LOTS
- 20. Willow Ridge: +/- 610 LOTS
- 21. Van Zandt Farms: +/- 343 LOTS
- 22. Lonesome Dove Estates: +/- 221 LOTS
- 23. Bridgeview: +/- 603 LOTS
- 24. Emerald Park: +/- 649 LOTS
- 25. North Glen Heights +/- 172 LOTS
- 26. Highland Meadows: +/- 221 LOTS
- 27. White/Hugh Estates: +/- 198 LOTS
- 28. Watercress: +/- 113 LOTS

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FOR MORE INFORMATION

SCAN OUR QR CODE

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