

HWY 30 & FM 1791, (HUNTSVILLE) 84 ACRES

Property Type:	Corners and Commercial Land	Acres:	84.20
County:	Walker	Sq Ft:	
Address:	Highway 30 and FM 1791	Price:	Call For Price
City:	Huntsville		
State:	TX		
Zip:	77320	Lease Price:	
Key Map:			

Map



Description

WEST OF CITY OF HUNTSVILLE WITH APPROXIMATELY 3,900 FEET ON HIGHWAY 30 AND APPROXIMATELY 1,219 FEET ON FM 1791. BOTH HIGHWAY 30 AND FM 1791 ACCESS TO I-45 AND HUNTSVILLE.

Improvements

NONE.

Area Info

HIGHWAY 30 IS A MAJOR ARTERY, CONNECTING TEXAS A&M IN BRYAN, TEXAS TO HUNTSVILLE - SAM HOUSTON STATE UNIVERSITY. GROWTH IS ACTIVE IN THE AREA. THE WALKER COUNTY FAIRGROUNDS ARE WITHIN WALKING DISTANCE OF PROPERTY. HUNTSVILLE IS A COLLEGE TOWN WITH THE GROWTH OF NORTHWEST HOUSTON, AND THE WOODLANDS, TEXAS AND CONROE DEVELOPING RAPIDLY TOWARDS HUNTSVILLE.

Ideal Use

IDEAL FOR COMMERCIAL SITES OR DEVELOPMENT OF RESIDENTIAL SUBDIVISION OR APARTMENTS.

Restrictions

YES.

Access

GREAT ACCESS TO HIGHWAY 30 AND FM 1791. TXDOT BUILT A NEW INTERCHANGE, WITH FM 1791 TO STAY AT GRADE LEVEL AND THE MAIN LANES OF HIGHWAY 30 TO GO UNDER FM 1791. HIGHWAY 30 WILL HAVE FEEDER ROADS AT THE INTERCHANGE, MAKING ACCESS A PLUS ON THIS TRACT.

Utilities

CITY OF HUNTSVILLE UTILITIES AVAILABLE. PROPERTY COULD BE ANNEXED INTO THE CITY. WATER IS ON THE CORNER OF THE PROPERTY. CITY OF HUNTSVILLE IS PROPOSING A NEW LINE ALL ALONG HIGHWAY 30. SANITARY SEWER IS ACROSS HIGHWAY 30 SEVERAL HUNDRED FEET SOUTH OF ROAD.

Easements

NONE KNOWN.

Minerals

SURFACE MINERALS.

Divisible

SELLER MAY DIVIDE.

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