

61.44 acres Prime Land Taylor, TX

COMMERCIAL
MARKET EXCHANGE

850 County Rd 403 | Taylor, TX 76574

Land For Sale TAYLOR, TEXAS

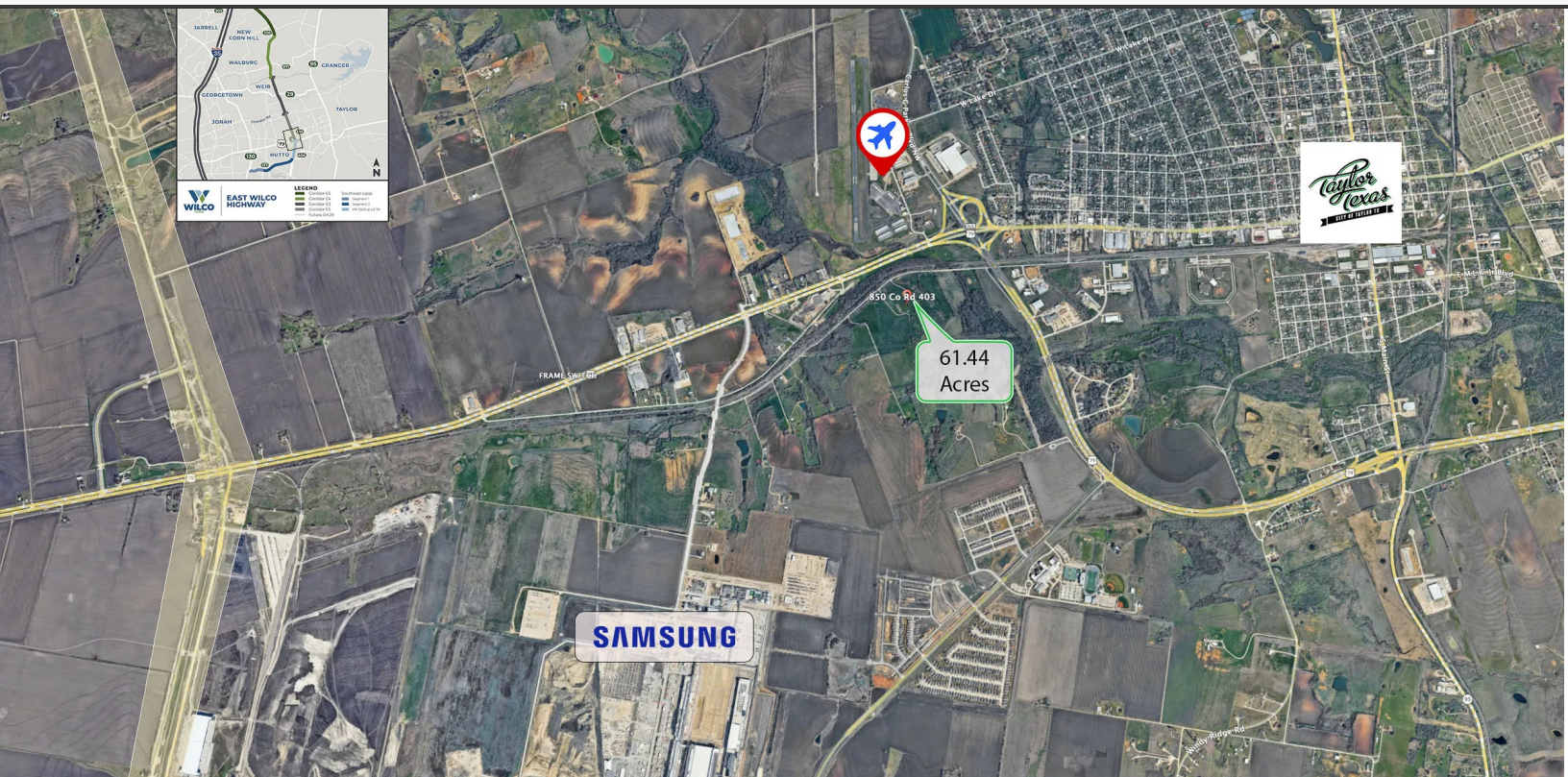
MARTHA DENHAM

martha@cmeatx.com // 512.939.3809



CMEATX.COM

EXECUTIVE SUMMARY



OFFERING SUMMARY

Sale Price:	Contact Broker
Available SF:	
Lot Size:	61.44 Acres
Price / Acre:	-
Zoning:	ETJ/Partial City

PROPERTY OVERVIEW

Position your business at the epicenter of the historic Central Texas economic boom.

Located at 850 County Rd 403, this premier commercial property offers unmatched potential in the rapidly expanding Taylor corridor—just minutes from the massive Samsung semiconductor mega-campus and the greater Austin metropolitan area.

Whether you are looking to establish a logistical stronghold, expand your manufacturing footprint, or secure a high-value asset in a high-growth corridor, this property delivers the perfect combination of accessibility and opportunity.

Key Property Highlights:

Strategic Location: Capitalize on Taylor's massive economic wave, driven by multi-billion dollar tech and infrastructure investments in Williamson County.

Unrivalled Connectivity: Enjoy seamless access to major thoroughfares, streamlining transit to Austin, Round Rock, and major Texas triangles.

Versatile Development Potential: Perfectly suited for light industrial, flex space, logistics, or a custom corporate campus.

Don't miss the chance to anchor your enterprise in one of the most dynamic commercial markets in the country.

61.44 ACRES PRIME LAND TAYLOR, TX | 850 COUNTY RD 403 | TAYLOR, TX

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ADDITIONAL PHOTOS



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ADDITIONAL PHOTOS



City of Taylor Interactive Map

Wastewater Collection System

Pumps

Critical Manholes

- 1 - Critical, Closed
- 2 - Ideal, Closed
- 1 - Critical, Opened
- 2 - Ideal, Opened

Surveyed Manholes

Other Manholes

Force Mains

Wastewater Lines

Water Tanks

Water Towers

Pressure Reducing Valves (PRVs)

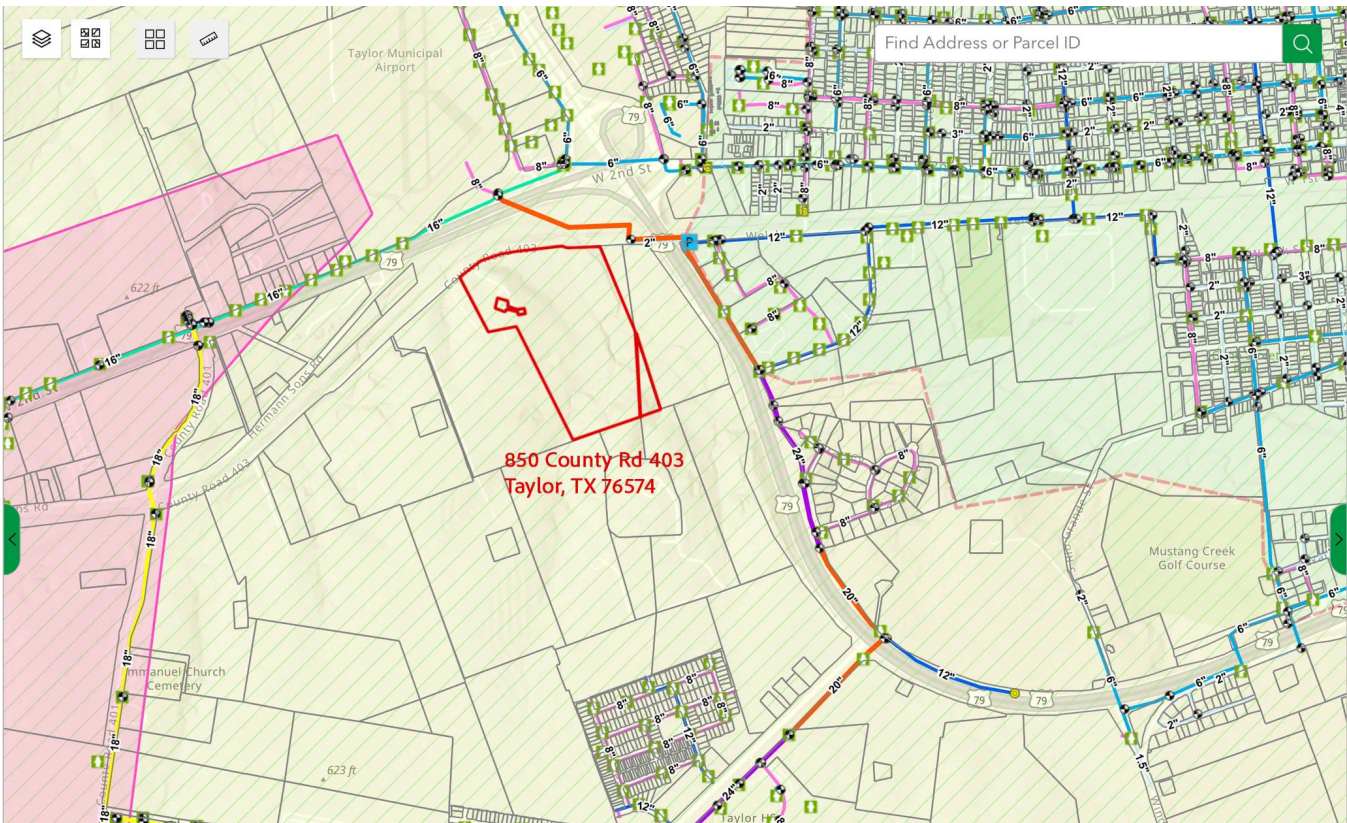
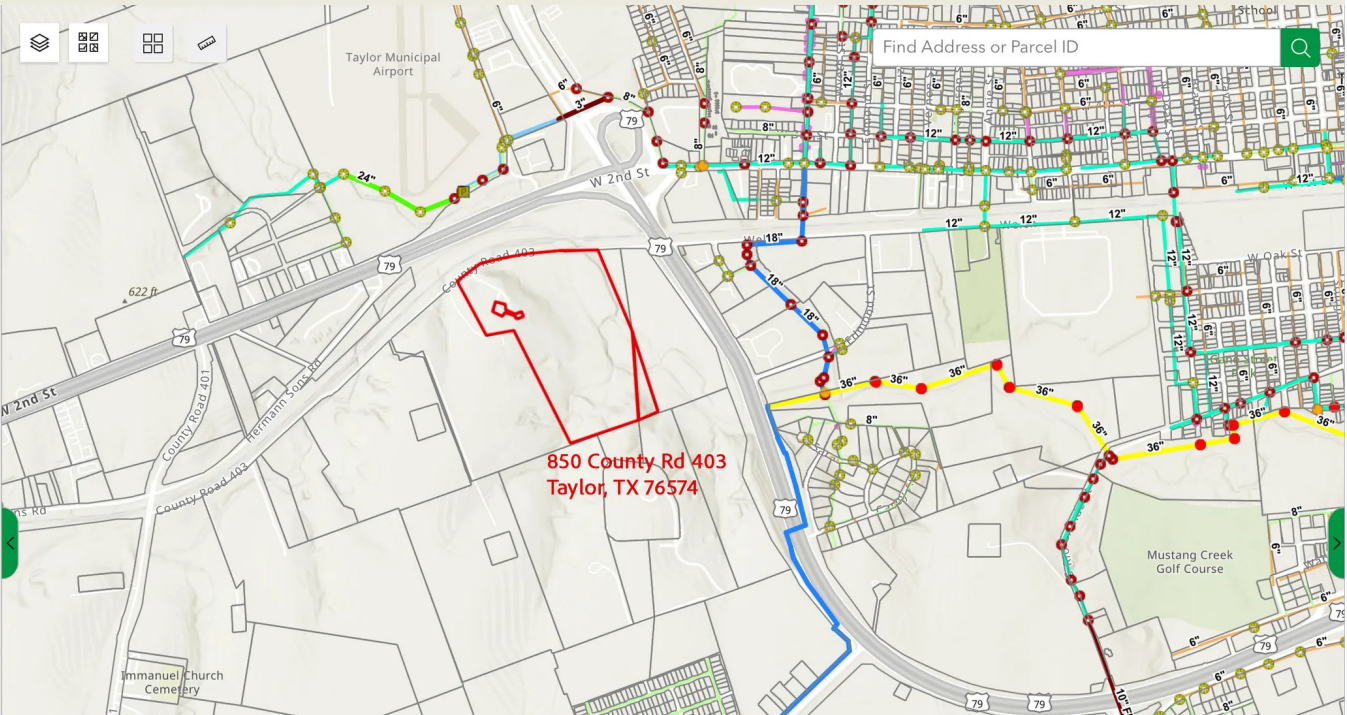
Noak Water Meter

Auto Flush Valves (AFVs)

Other Valves

Fire Hydrants

Water Lines



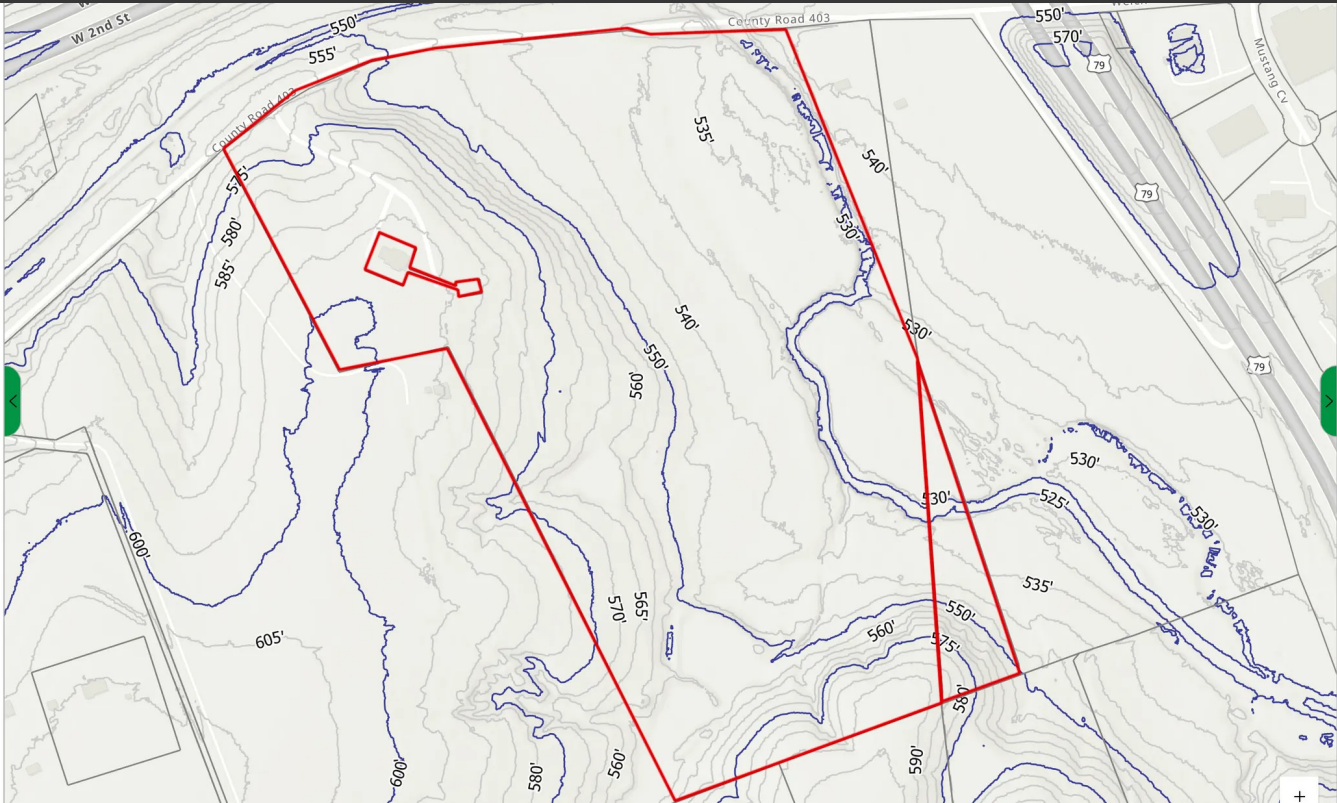
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ADDITIONAL PHOTOS



Runway Object Free Area



Runway Obstacle Free Zone



Runway Protection Zone - Approach



Runway Protection Zone - Departure



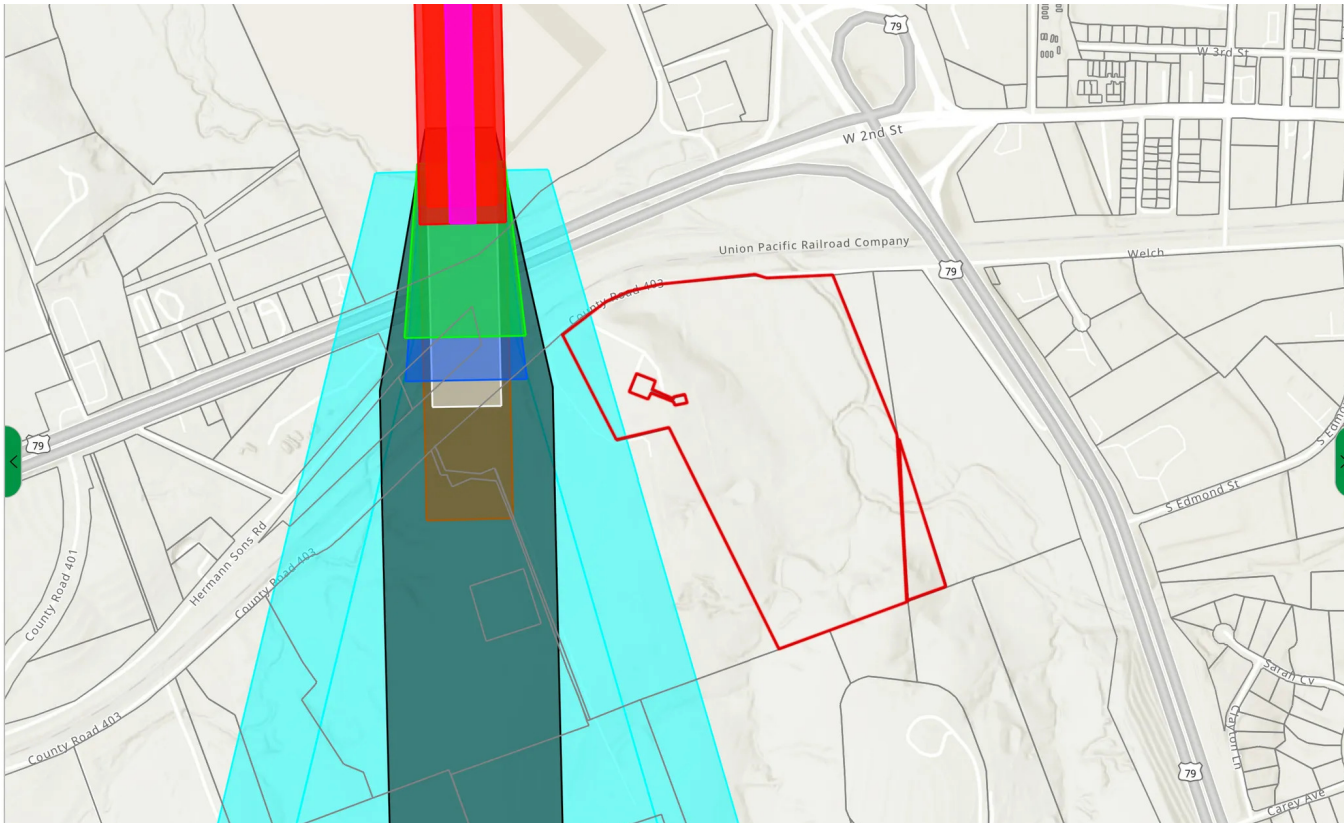
Inner Approach Obstacle Free Zone



Clearway



Approach Surface

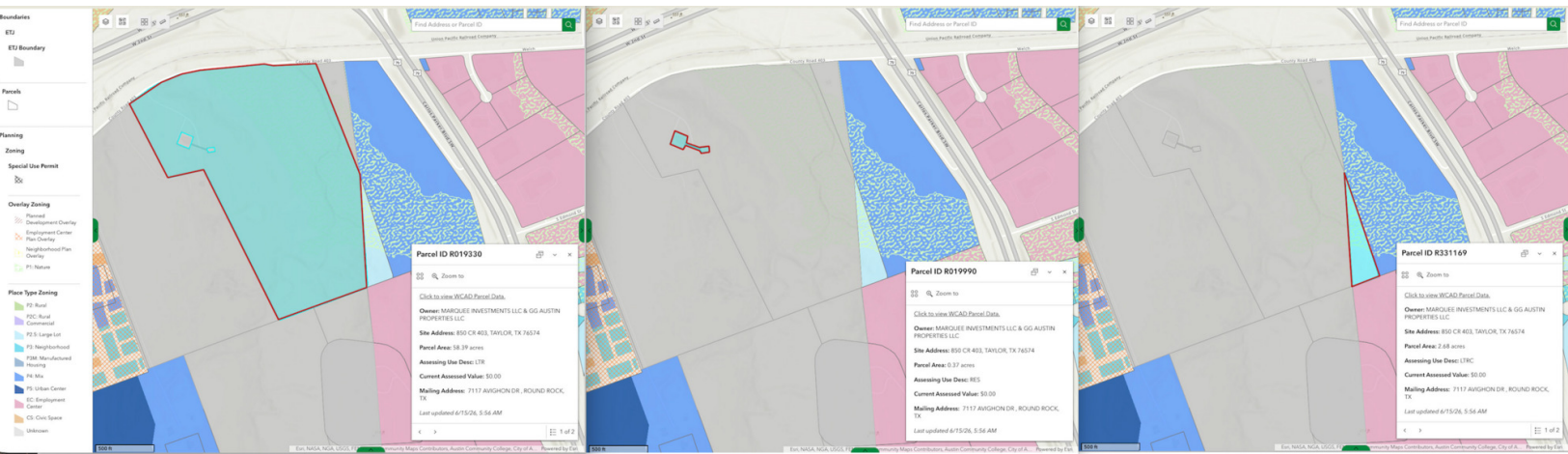


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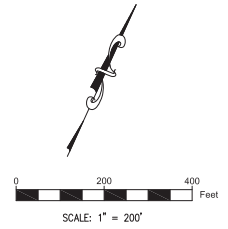
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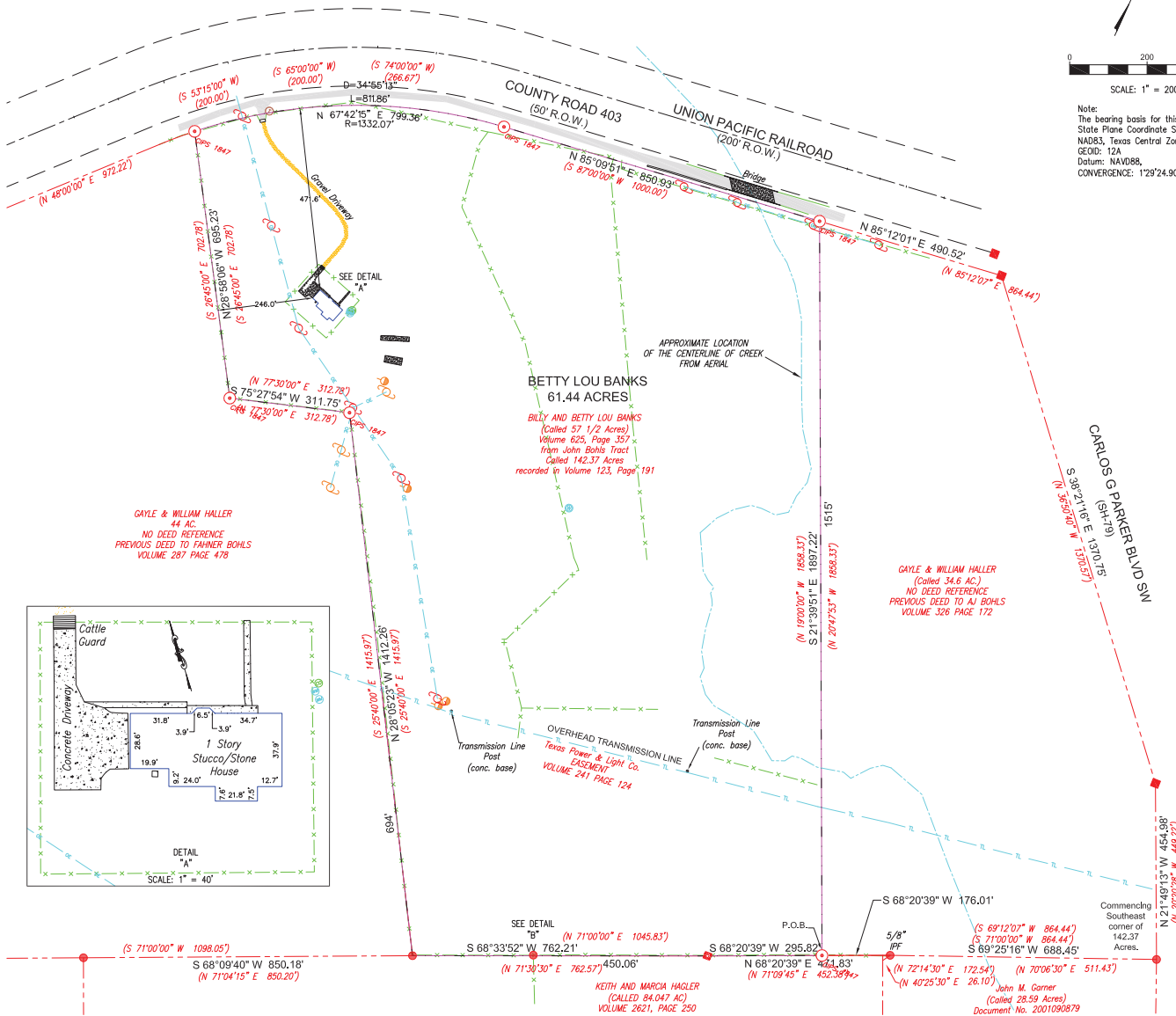
OF LOTS 3 | TOTAL LOT SIZE 0.37 - 58.39 ACRES | TOTAL LOT PRICE N/A | BEST USE REDEVELOPMENT

STATUS	LOT #	ADDRESS	APN	SUB-TYPE	SIZE	PRICE	ZONING
Available		850 COUNTY ROAD 403, TAYLOR, TX, 76574	R019330	Other	58.39 Acres	N/A	ETJ
Available		850 COUNTY ROAD 403, TAYLOR, TX, 76574	R331169	Other	2.68 Acres	N/A	P2.5 - Large Lot
Available		850 COUNTY ROAD 403, TAYLOR, TX, 76574	R019990	Other	0.37 Acres	N/A	ETJ

SURVEY FOR
Betty Lou Banks
Being 61.44 Acres
out of a called 57 1/2 Acre Tract
situated in the H.G. Johnson Survey
Abstract No. 348
Volume 625, Page 357
D.R.W.C.T.
Williamson County, Texas



Note:
The bearing basis for this survey is the
State Plane Coordinate System,
NAD83, Texas Central Zone, (4203),
GEOID: 12A
Datum: NAVD88,
CONVERGENCE: 1'29'24.90"



LEGEND

- 1/2" IRON PIN FOUND (STEEL PIN)
- CAPPED IRON PIN SET MARKED "FOREST 1847"
- CITY OF TAYLOR TYPE I MARKER
- TXDOT TYPE I MARKER
- CAPPED IRON PIN FOUND MARKED
- TELEPHONE PEDESTAL
- ELECTRIC POWER POLE
- TELEPHONE POLE
- GUY WIRE
- WATER WELL
- OVERHEAD ELECTRIC TRANSMISSION LINE
- OVERHEAD ELECTRIC
- TELEPHONE LINE
- EXISTING FENCE (approximate location)
- TRACT LINES
- BOUNDARY LINES

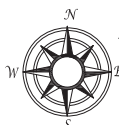
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COVENANTS AND OTHER MATTERS HAVE NOT BEEN RESEARCHED AS A PART
OF THIS SURVEY. SEE APPLICABLE RESTRICTIVE COVENANTS AND LOCAL CODES
FOR APPLICABLE DEVELOPMENT LIMITATIONS. NOTHING IN THIS SURVEY IS
INTENDED TO EXPRESS AN OPINION REGARDING OWNERSHIP OR TITLE.

I, THE UNDERSIGNED HEREBY CERTIFY THAT THIS SURVEY WAS MADE
ON THE GROUND OF THE PROPERTY LEGALLY DESCRIBED HEREON, UNDER
MY SUPERVISION. THIS PLAT IS CORRECT TO THE BEST OF MY KNOWLEDGE
AND BELIEF AND IDENTIFIES ANY EVIDENCE OF BOUNDARY LINE CONFLICTS,
SHORTAGES IN AREA, PROTRUSIONS, INTRUSIONS, AND
OVERLAPPING OF SIGNIFICANT IMPROVEMENTS. THIS PROPERTY ABUTS A
PUBLIC ROADWAY, EXCEPT AS SHOWN HEREON.

Survey Date October 08, 2019

William F. Forest, Jr. R.P.L.S. 1847



Forest Surveying & Mapping Company
1002 Ash St. Georgetown, Texas
phone: 512-930-5927
www.forestsurveying.com
TBPLS FIRM NO.10002000

Drawing Date: October 09, 2019

Field Book/Page: 145/53

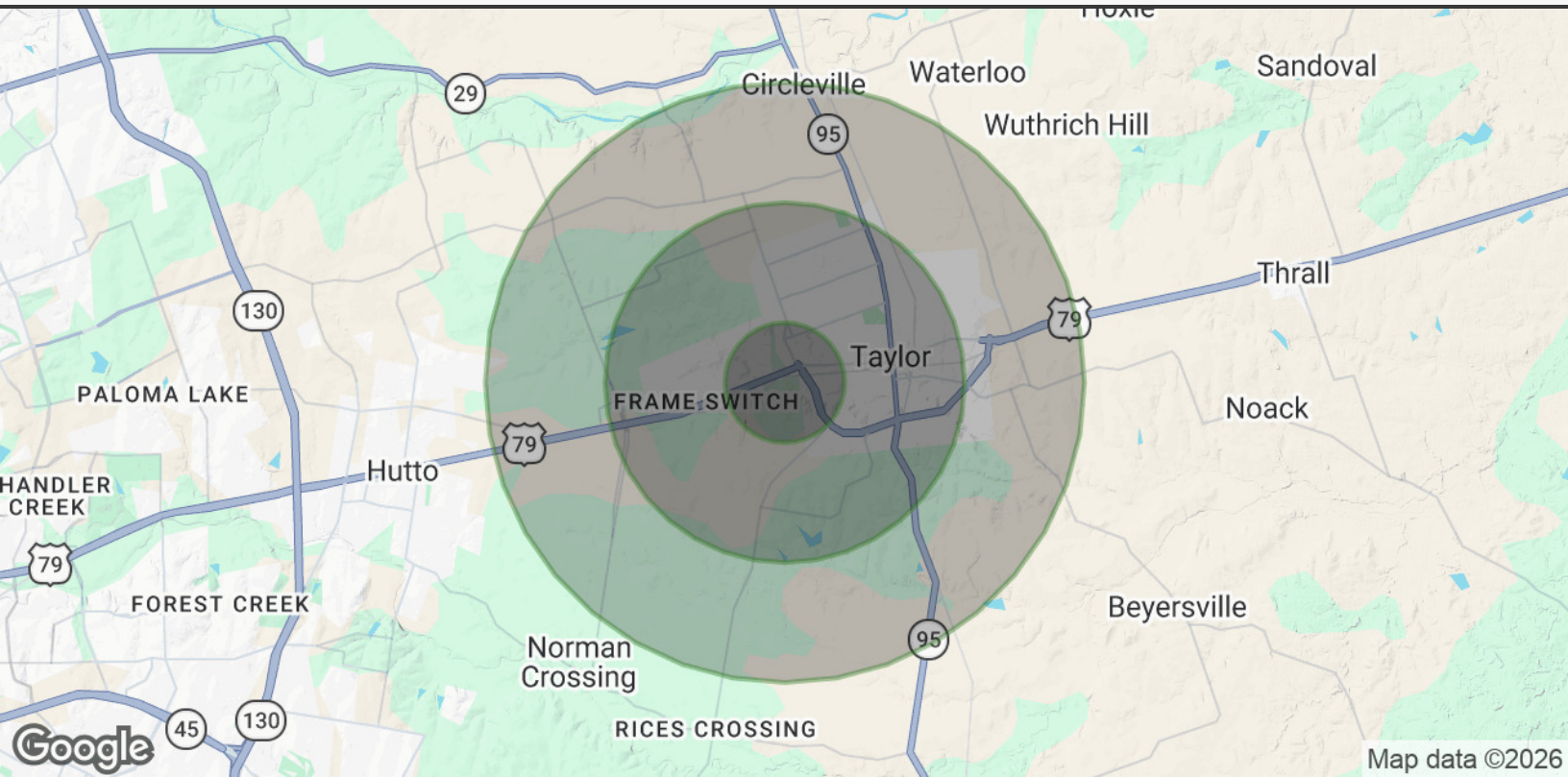
LO: B Banks

Project Name: BANKS

Dwg: BANKS

Sheet One of One

DEMOGRAPHICS MAP & REPORT



POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	10,945	148,957	311,943
Average Age	34.6	29.8	30.7
Average Age (Male)	35.0	30.0	30.8
Average Age (Female)	33.6	29.4	30.6

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	5,861	64,004	132,002
# of Persons per HH	1.9	2.3	2.4
Average HH Income	\$101,766	\$64,768	\$66,041
Average House Value	\$357,236	\$400,211	\$352,412

* Demographic data derived from 2020 ACS - US Census