

FOR SALE | FOR LEASE | BUILD-TO-SUIT
NORTH COUNTY ROAD 366
TAYLOR, TX 76574

±5.01 AC

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PROPERTY DETAILS

PROPERTY ID:
R639506

SIZE:
±5.01 ACRES

UTILITIES:
JONAH WATER CCN
SEWER: NO SERVICING CCN

TAX RATE:
1.52%

ZONING:
TAYLOR ETJ

JURISDICTION:
WILLIAMSON COUNTY

SCHOOL DISTRICT:
TAYLOR ISD

FLOODPLAIN:
NOT WITHIN THE FEMA FLOODPLAIN

FRONTAGE:
±350' ALONG N COUNTY RD 366

TOPOGRAPHY:
FLAT

DEED RESTRICTIONS:
NONE

EASEMENTS:
NONE

ASKING PRICE:
CALL FOR PRICING



EXECUTIVE SUMMARY

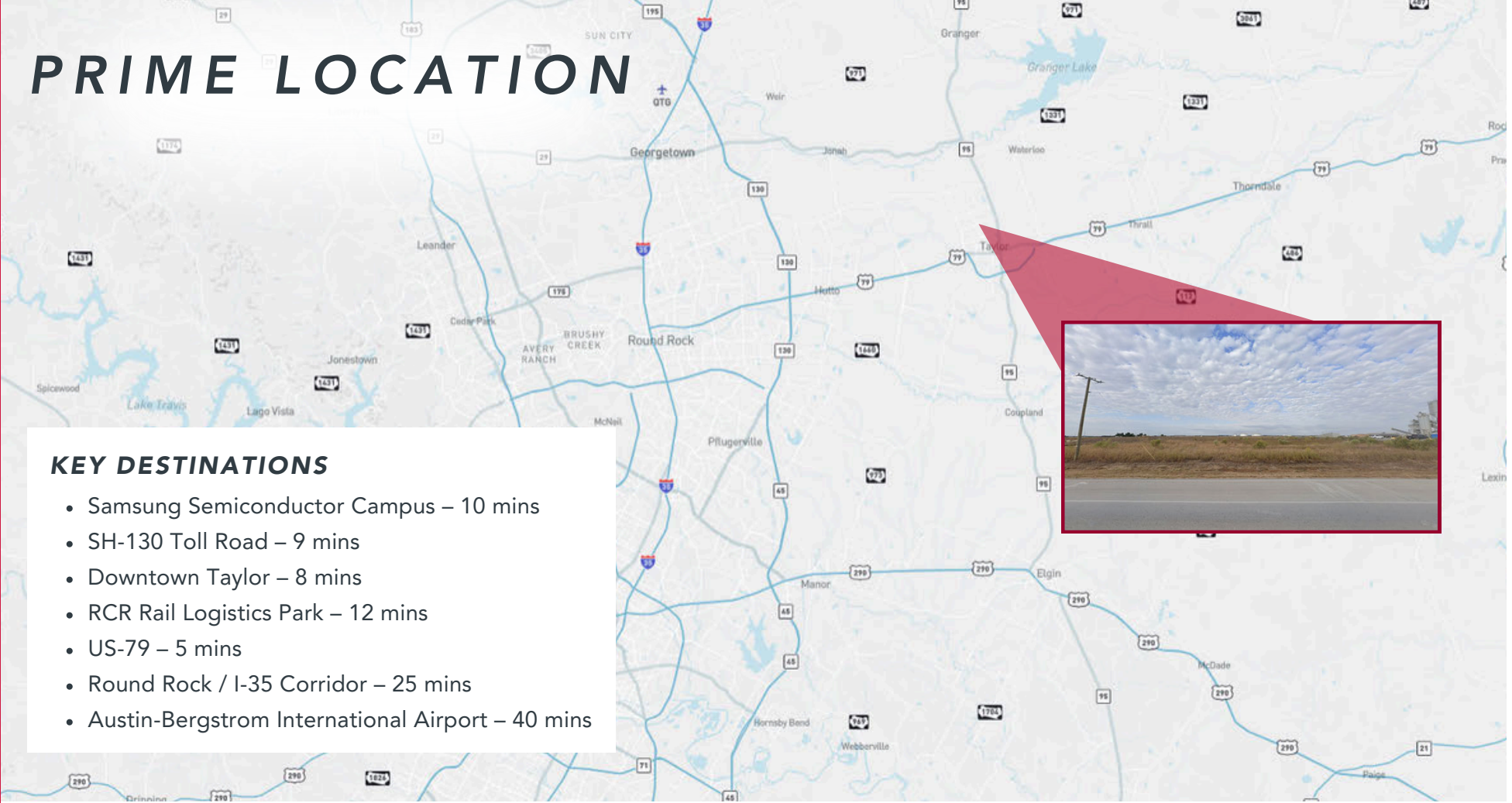
This ±5.01-acre site in Hutto, Texas sits within one of Central Texas' fastest-growing industrial corridors. Offered **for sale, lease or build-to-suit**, the property provides **immediate access to SH 130 and Highway 79** for efficient distribution across the Austin metro and beyond. The site can accommodate a range of uses, including **industrial development or outdoor storage**.

Located minutes from one of the state's largest industrial projects, Samsung's semiconductor campus in Taylor, the property benefits from strong demand driven by advanced manufacturing, logistics, and supplier users. Continued growth along the SH 130 corridor, including data centers and infrastructure expansion, further enhances long-term accessibility and positioning.

With build-to-suit flexibility, **users can tailor improvements to operational needs**, including building design, loading, parking, and phased expansion - offering scalability in a high-growth, supply-constrained market.



PRIME LOCATION



- KEY DESTINATIONS**
- Samsung Semiconductor Campus – 10 mins
 - SH-130 Toll Road – 9 mins
 - Downtown Taylor – 8 mins
 - RCR Rail Logistics Park – 12 mins
 - US-79 – 5 mins
 - Round Rock / I-35 Corridor – 25 mins
 - Austin-Bergstrom International Airport – 40 mins



Samsung Semiconductor Campus - A \$17B+ advanced manufacturing campus with ongoing supplier and infrastructure expansion driving long-term industrial demand.

RCR Rail Co. (Former Alcoa Site Redevelopment) - A 1,100+ acre industrial redevelopment east of Taylor positioning the area as a logistics and heavy industrial hub.

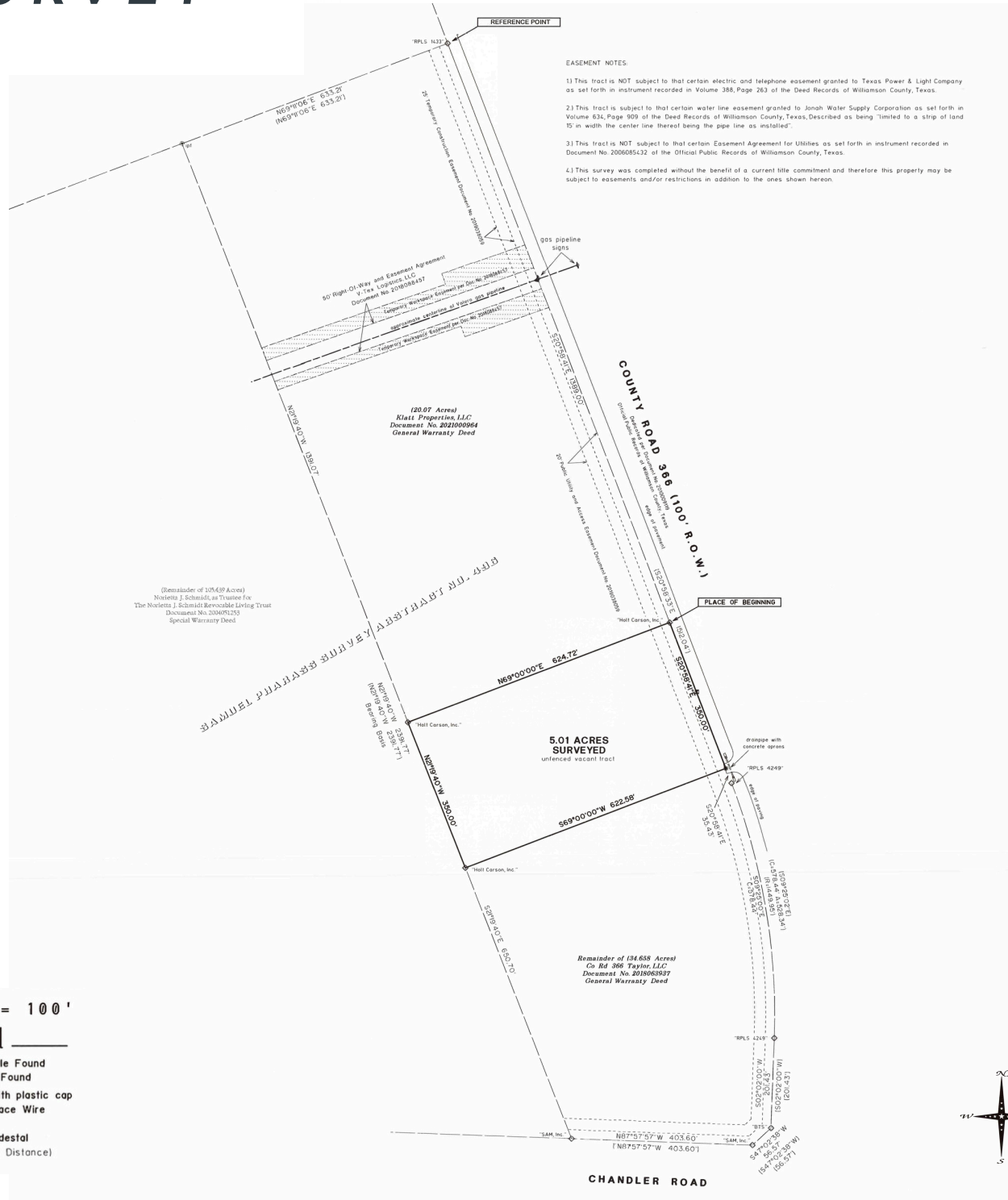
SH-130 Toll Corridor - A high-speed north/south logistics corridor providing direct connectivity to I-35, Tesla's Giga Texas campus, and regional distribution routes, enhancing truck mobility and long-term industrial viability throughout East Williamson County.

Downtown Taylor - The historic heart experiencing ongoing public and private investment, new housing activity, and commercial growth that supports workforce expansion and reinforces Taylor's position as a sustainable hub for advanced manufacturing and industrial users.

RENDERINGS



SITE SURVEY



EASEMENT NOTES

- 1) This tract is NOT subject to that certain electric and telephone easement granted to Texas Power & Light Company as set forth in instrument recorded in Volume 388, Page 263 of the Deed Records of Williamson County, Texas.
- 2) This tract is subject to that certain water line easement granted to Jonah Water Supply Corporation as set forth in Volume 634, Page 909 of the Deed Records of Williamson County, Texas, Described as being "limited to a strip of land 15' in width the center line thereof being the pipe line as installed".
- 3) This tract is NOT subject to that certain Easement Agreement for Utilities as set forth in instrument recorded in Document No. 2006085132 of the Official Public Records of Williamson County, Texas.
- 4) This survey was completed without the benefit of a current title commitment and therefore this property may be subject to easements and/or restrictions in addition to the ones shown hereon.

SCALE: 1" = 100'

Legend

- * Cotton Gin Spindle Found
- ipf @ X Iron Pipe Found
- ◇ 1/2" Iron Rod Found with plastic cap
- ▲ Gas Pipeline Trace Wire
- ↓ Sign
- ☒ Telephone Pedestal
- (Record Bearing and Distance)



CHANDLER ROAD



**LEE &
ASSOCIATES**

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