

# FOR SALE

COMMERCIAL LAND



OAK + ASH  
REALTY



**1041 NW JOHN JONES, BURLESON, TX**

**Ryan Studdard, CBO, BBA**

Broker - Owner

817-683-9505

[rstuddard@oakandashrealty.com](mailto:rstuddard@oakandashrealty.com)

- ✓ LIST PRICE: \$900,000
- ✓ PRICE PER SF: \$3.44
- ✓ LOT SIZE: 6.00 ACRES
- ✓ ZONED: (C) COMMERCIAL & (A) AGRICULTURAL



# Proximity Map

**Ryan Studdard, CBO, BBA**

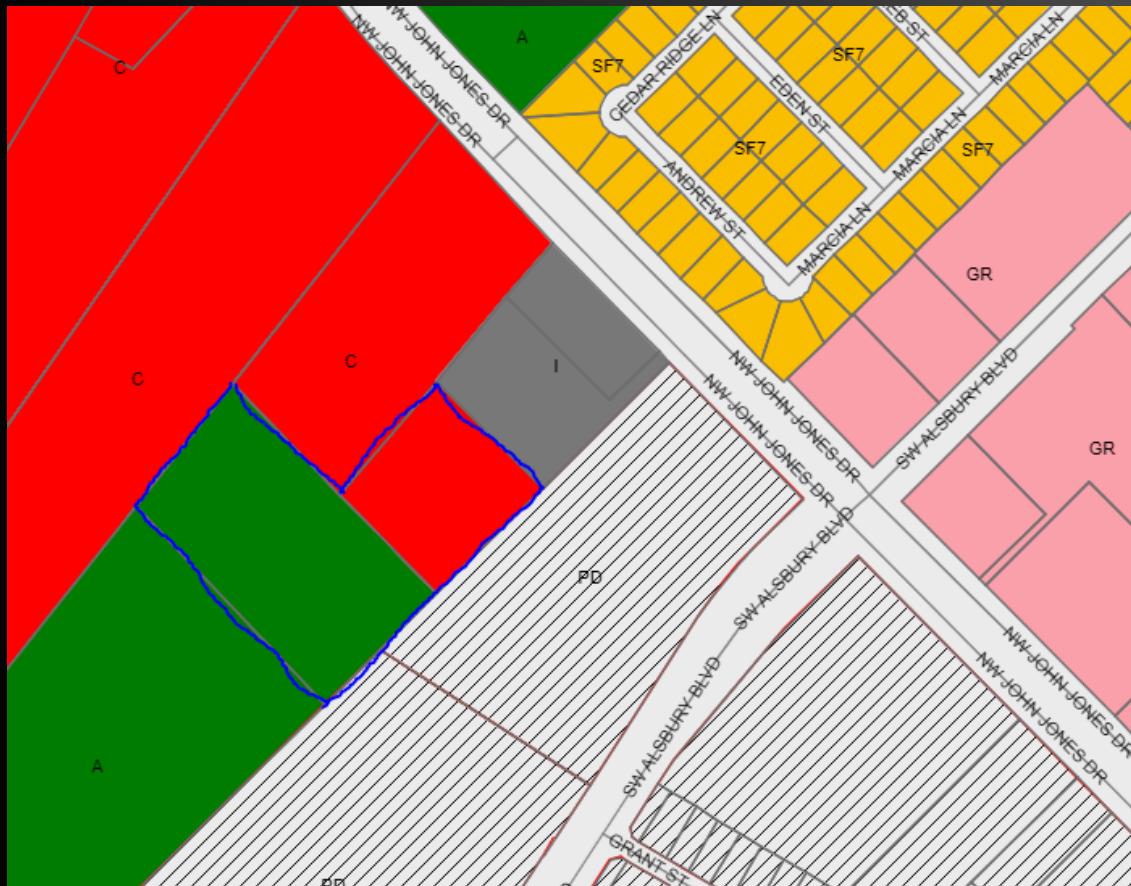
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Zoning

- 2F - Two-Family Dwelling
- A - Agricultural
- C - Commercial
- CC - Central Commercial
- GR - General Retail
- I - Industrial
- MF1 - Multiple Family, DUA < 12
- MF1 Unbuilt - Multiple Family, DUA < 12 - Unbuilt
- MF2 - Multiple Family, DUA < 20
- MF2 Unbuilt - Multiple Family, DUA < 20 - Unbuilt
- MH - Manufactured Housing Dwelling
- MHP - Manufactured Housing Park
- NS - Neighborhood Services
- PD - Planned Development
- PD, MF Built - Planned Development, MF - Built
- PD, MF Unbuilt - Planned Development, MF - Unbuilt

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**Uses permitted within the C- Commercial land use type available on the City of Burleson's website at...**

**<https://ecode360.com/39939094>**



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## COST OF LIVING INFORMATION

	Annual Average Salary	Cost of Living Index (Base US)	US Purchasing Power
City of Burleson	\$55,181	91.2	\$60,510
Texas	\$69,958	94.2	\$74,245
USA	\$70,318	100.0	\$70,318

JOBSEQ® DATA AS OF 2023 Q2



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## Burleson Population

Current Population

**53,764**

2024 Esri

Median Age

**36.6**

2024 Esri

Annual Growth

**2**

2020-2024 Esri

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**\$110,994**

**Average Household Income**

**3.2%**

**Unemployment Rate**

**47,892**

**Daytime Population**

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