

ELEVATED LAKE LBJ LIVING

AN INNOVATIVE APPROACH TO A LAKEFRONT LIFESTYLE



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COMMUNITY WITH LAKE LBJ ACCESS



Sierra Commercial presents an investment opportunity in the center of Kingsland, TX. This 13-acre residential development, Wood Shores, offers 56 lots.

Located in a single-family home community, Wood Shores offers convenient access to Lake LBJ, catering to the growing demand for luxury lake living. With a naturally contoured landscape, the property is well-suited for residential development.



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SEEKING BUILDERS TO INVEST

SALES PRICE

– Contact Broker

LAND AREA

– 12.98 acres +/-

LAND USE

– Single-Family Residential

UTILITY PROVIDERS

– Central Texas Electric Corporation, Frontier Communications, Kingsland Water Supply Corp, and KMUD

LOCATION

– 105 Wood Forest Road (frontage on River Oaks Drive and Wood Forest Road)

Less than a mile from Wood Shores, **Boat Town** has been a beloved destination for over 60 years, welcoming families both on and off the lake. Established in 1961, this third-generation, family-owned business continues to be a go-to spot for waterside fun.



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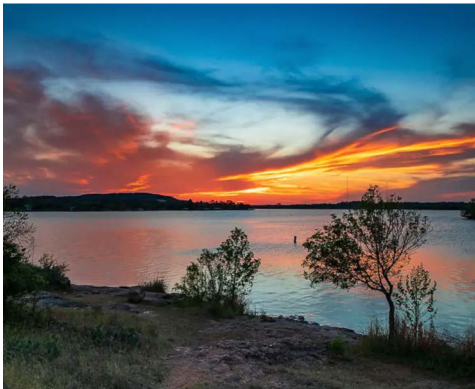
WOODSHORESTX.COM





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LOCATION



KINGSLAND

- Boat Town Burger Bar
- Hooper's
- El Bracero
- Lighthouse Country Club
- Summit Rock Kingsland
- Legends Golf Course & Villas
- Danger's Island
- Duo Trading Company
- Kingsland House of Arts & Crafts
- Re-Spin It Antiques



BURNET

- Perissos Vineyard & Winery
- Torr Na Lochs Vineyard & Winery
- Hoover's Valley Cafe
- Inks Lake State Park
- Longhorn Cavern State Park
- Spider Mountain Bike Park
- Vanishing Texas River Cruise
- Hidden Falls Adventure Park
- Fort Croghan Museum
- Eagle Eye Observatory



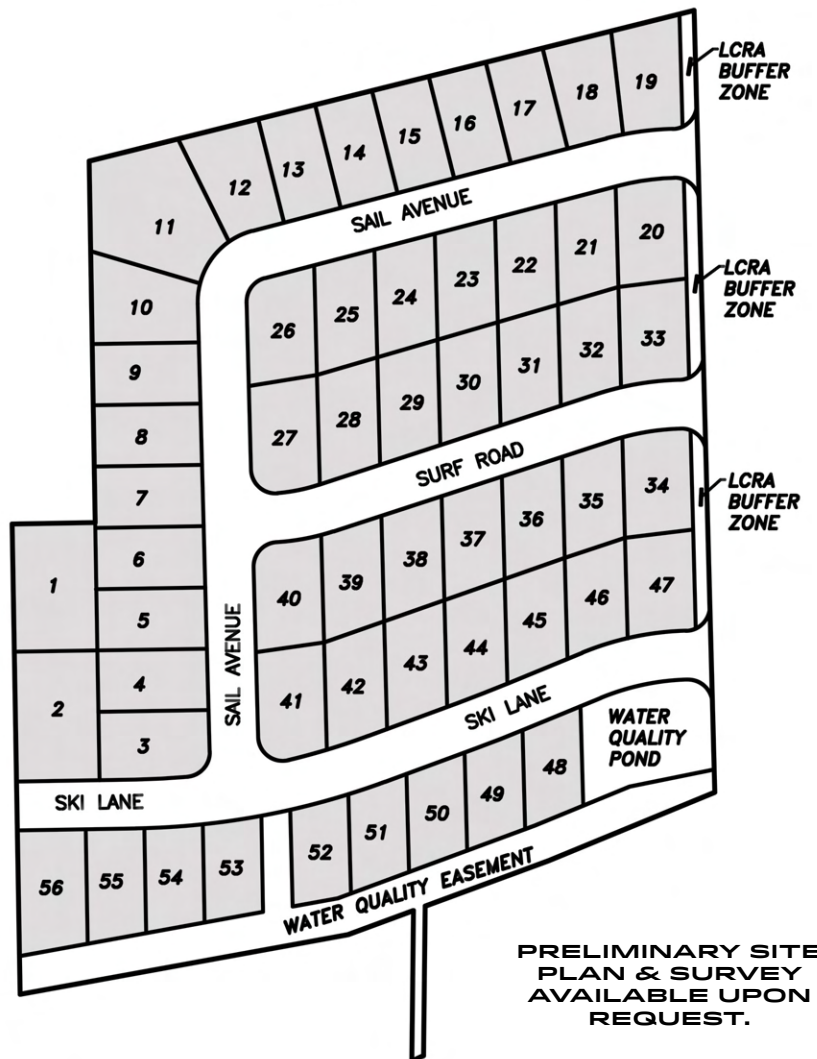
MARBLE FALLS

- Fiesta Winery
- Bear King Brewing Co.
- Double Horn Brewing Company
- Blue Bonnet Cafe
- Oli's Kitchen
- River City Grille
- Sweet Berry Farm
- Shops at Flatrock Crossing (Coming Soon)
- Brass Hall
- Horseshoe Bay Resort

PRELIMINARY SITE PLAN



Image for illustrative purposes only to represent a visual idea.



PRELIMINARY SITE
PLAN & SURVEY
AVAILABLE UPON
REQUEST.



**CONTACT
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