

COMMERCIAL LISTING



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HWY 84 FRONTAGE, Shallowater, TX 79363



\$189,500.00

PROPERTY INFORMATION:

Located on the frontage of Highway 84 within the city limits of Shallowater, this expansive 8.388-acre property offers an exceptional opportunity for various ventures. The large frontage tract ensures high visibility to the heavy traffic along this major highway, making it an ideal location for commercial development. As part of a growing community, this property is perfectly positioned to capitalize on the increasing demand for both residential and business needs. The possibilities are endless on this prime piece of real estate, promising great potential for investors and developers looking to make a significant impact in Shallowater.



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- **Shallowater, Growing Community**
- **Over 800 FT Highway Frontage**
- **Great Visibility**
- **Layout Available for Shop Storage**
- **City Utilities Available**
- **High Traffic Corridor between Lubbock and New Mexico**



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