

COMMERCIAL LAND & OFFICE FOR SALE

# 20501 FARM TO MARKET 685, PFLUGERVILLE, TX 78660

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**KW COMMERCIAL - GLOBAL**  
1221 South MoPac Expressway  
Austin, TX 78746



Each Office Independently Owned and Operated

PRESENTED BY:

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# PROPERTY SUMMARY

20501 FARM TO MARKET 685



## Property Summary

Lot Size:	5.03 AC
Building SF:	2,481 SF

## Property Overview

Located at 20501 Farm to Market 685 in Pflugerville, Texas, this vast 5.03-acre parcel is already zoned for light industrial use. Complemented by a newly renovated 2,481 square foot office building and a detached two-bay garage or storage structure, it offers an optimal environment for a variety of commercial and industrial activities. Positioned adjacent to FM 685 and visible from the 130 toll road, it provides easy access to major thoroughfares like US 183 and SH-45, establishing it as a strategic center for businesses serving the surrounding communities.

## Location Overview

The surrounding area already hosts numerous established commercial and industrial parks, amplifying the property's potential for growth and development. Furthermore, its proximity to Tesla and Samsung presents significant opportunities for businesses seeking to capitalize on the rapidly expanding local economies. This property's location offers a prime advantage for businesses looking to harness the thriving commercial and industrial activity in the community.

# AERIAL VIEW

20501 FARM TO MARKET 685



# EXTERIOR

20501 FARM TO MARKET 685



# INTERIOR

20501 FARM TO MARKET 685



# POINTS OF INTEREST & DRIVE TIMES

20501 FARM TO MARKET 685



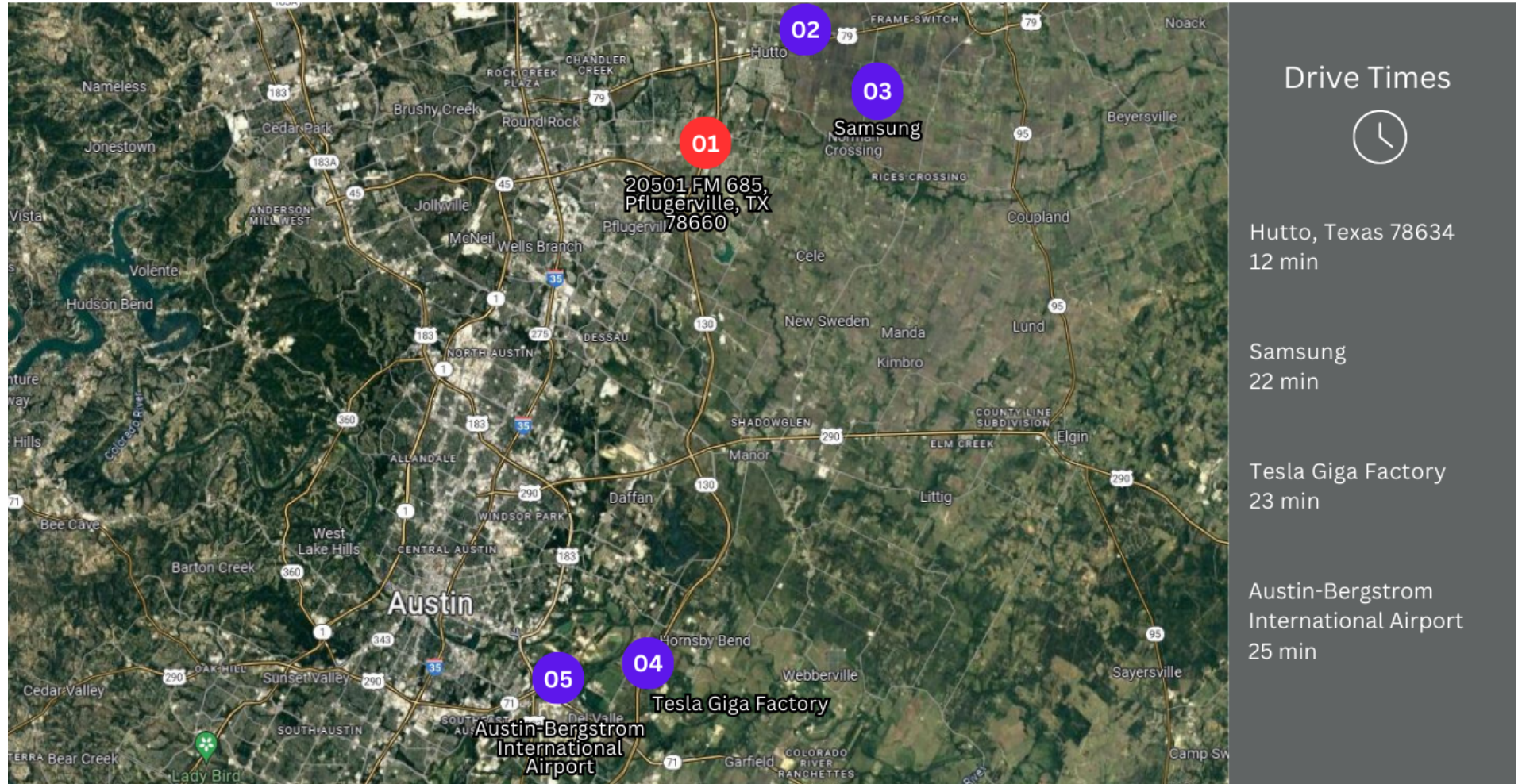
**01**  
20501 FM 685,  
Pflugerville, TX 78660

**02**  
Hutto, Texas

**03**  
Samsung  
1530 FM973,  
Taylor, TX 76574

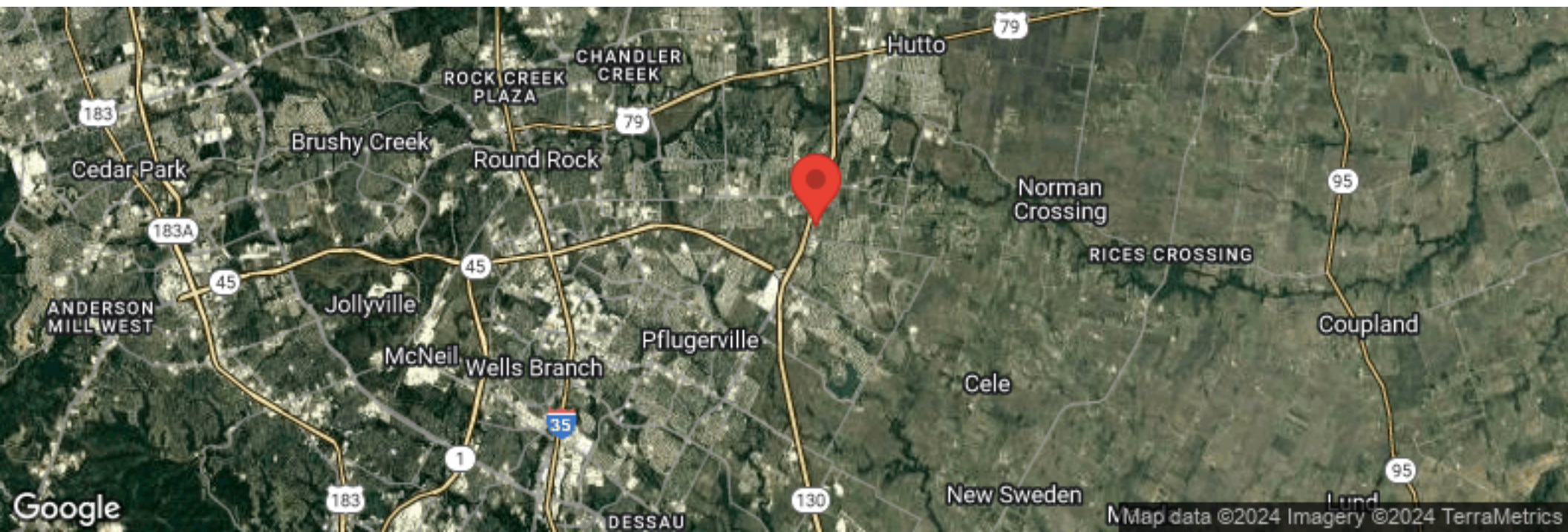
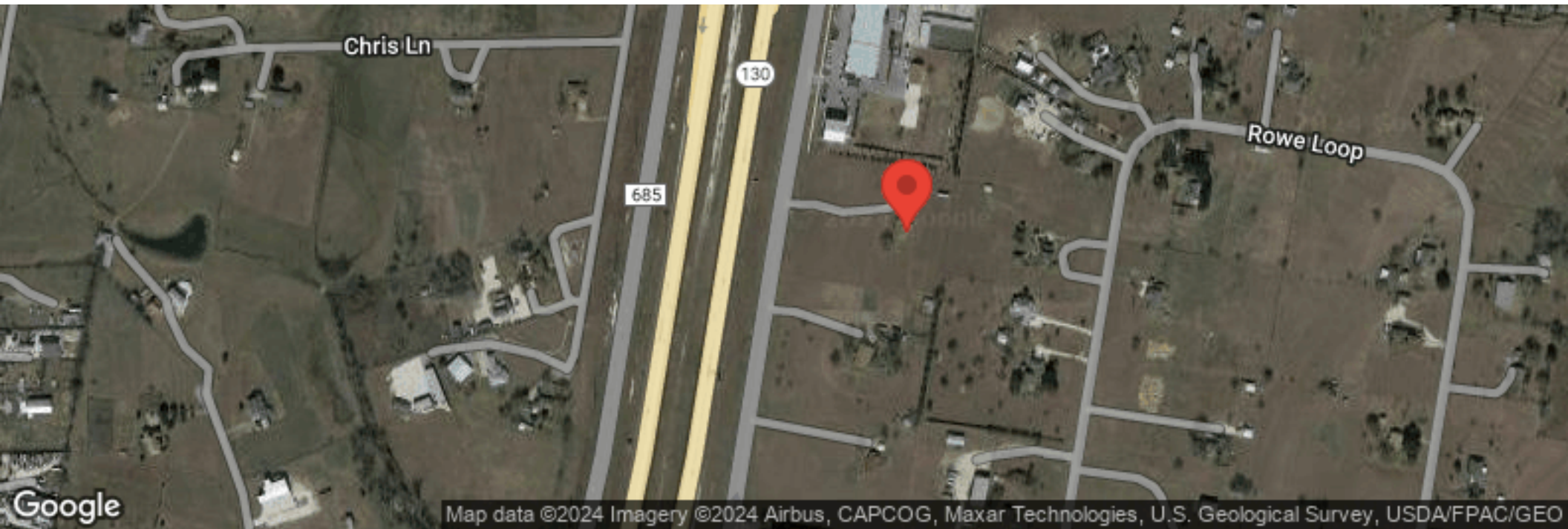
**04**  
Tesla Giga Factory  
1 Tesla Rd,  
Austin, TX 78725

**05**  
Austin-Bergstrom  
International Airport



# LOCATION MAPS

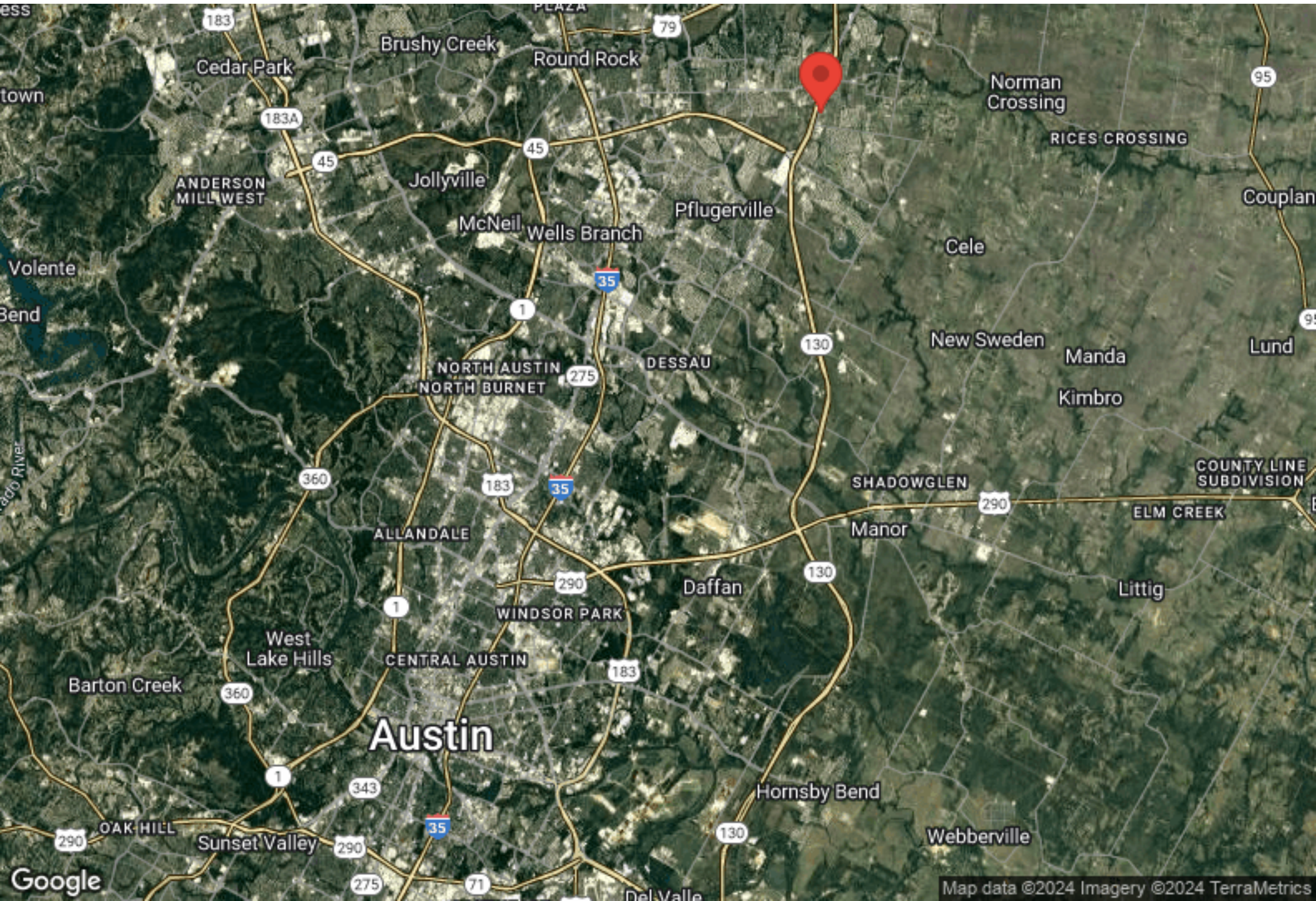
20501 FARM TO MARKET 685





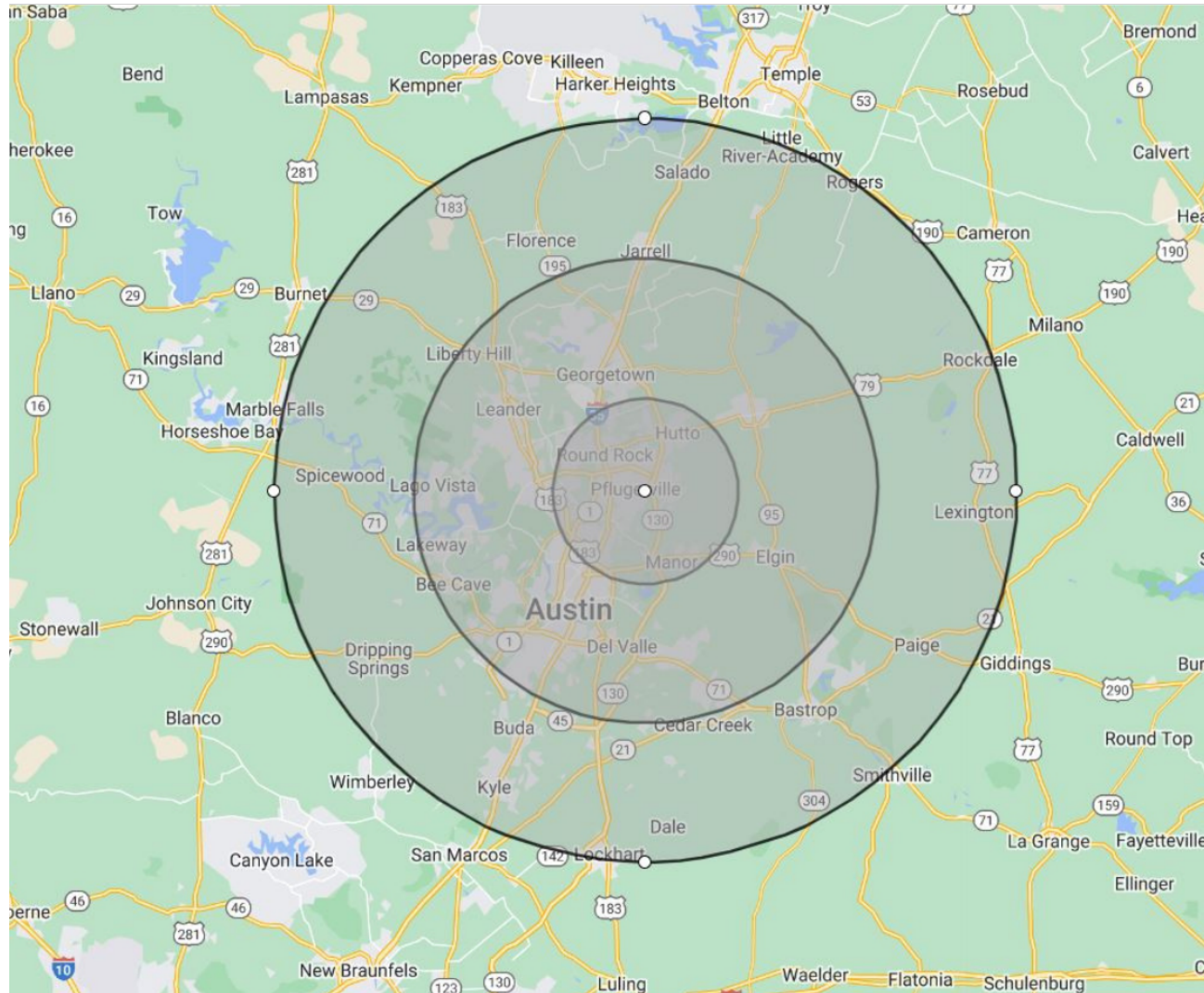
# AERIAL MAP

20501 FARM TO MARKET 685



# DEMOGRAPHICS

20501 FARM TO MARKET 685



<b>10 miles</b>	<b>34.18</b> MEDIAN AGE
<b>\$90,426</b> MEDIAN HOUSEHOLD INCOME	<b>474,806</b> INDIVIDUALS

<b>25 miles</b>	<b>34.43</b> MEDIAN AGE
<b>\$86,867</b> MEDIAN HOUSEHOLD INCOME	<b>1,718,315</b> INDIVIDUALS

<b>40 miles</b>	<b>35.02</b> MEDIAN AGE
<b>\$88,114</b> MEDIAN HOUSEHOLD INCOME	<b>2,240,229</b> INDIVIDUALS

\*Source: census.gov

# DISCLAIMER

20501 FARM TO MARKET 685



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