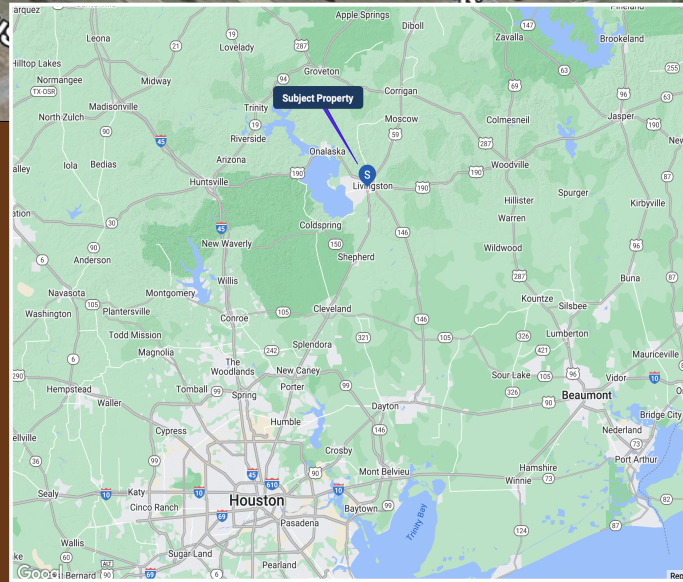
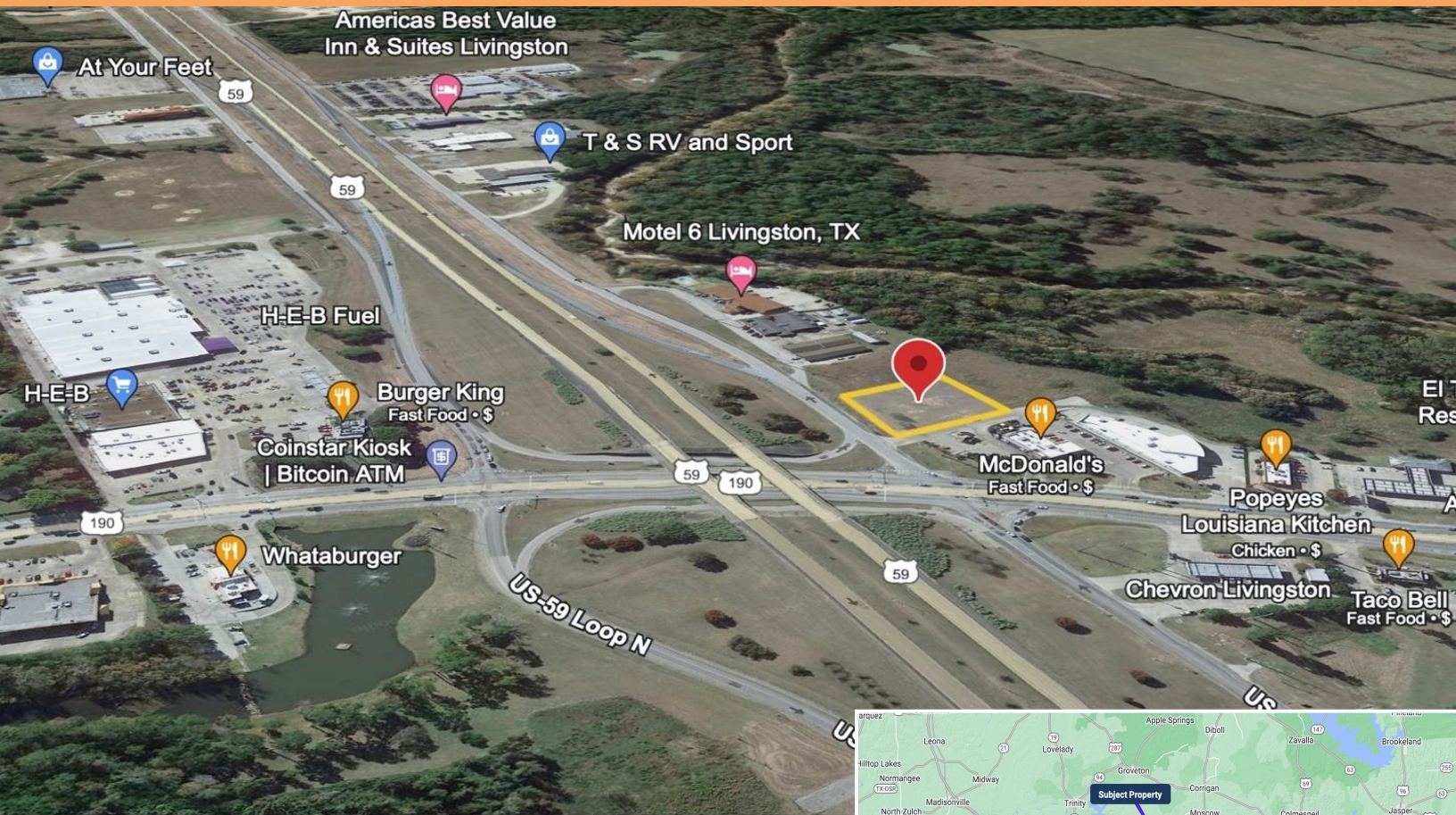


FOR LEASE: Prime QSR/Coffee Pad Site

101 Highway 59 Loop S. Livingston TX 77379



HIGHLIGHTS:

- » 0.8361 Acre prime pad site. Perfect for QSR/coffee. Ready for Build-to-Suit development.
- » Public water, sewer and natural gas readily available to site.
- » Directly adjacent to Jack in the Box, McDonald's, Popeyes and Taco Bell Restaurants.
- » Offered for ground lease. Call Broker for pricing.

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
2023 Population	2,008	8,535	18,855
2023 Average HH Income	\$75,942	\$65,772	\$70,668

Presented By

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