

Loop 337 / Stone Crossing

Hard Corner - 2 Retail Lots
New Braunfels, TX 78132



**REALTY
AUSTIN**



CREEK CANYON ESTATES, LLC

SEC Planning Consultants
 Planning • Landscape Architecture • Community Branding
 TEXAS • ILLINOIS
 1312.246.7893 • 1312.246.7703
 www.secplanning.com • info@secplanning.com

COMMERCIAL CONCEPT A
THE ESTATES AT STONE CROSSING
 NEW BRAUNFELS, TEXAS

Scale: 0 100
 North
 SHEET FILE: T:\2007 Jobs\071613-FS\DC\Drawings\PLANNING\Site Planning
 Base mapping compiled from best available data. This map should be considered as preliminary, in subject to change. This land plan is not intended to represent any regulatory approval. Plan

- Offered at \$12.75/ sq ft
 - C1-A Zoning
 - Comal County
 - City of New Braunfels
 - Excellent Canyon Views
 - Lot A1 - 2.67 Acres
 - Lot B1 - 1.845 Acres
 - All Utilities Available
 - Commercial Pad Sites
- 2 Available Commercial lots at the corner of Stone Crossing and Loop 337 C1-A Zoning, Neighborhood Business District, City of New Braunfels. Allowed Uses per zoning include Retail / Shopping Center 50,000 sq ft or less, Restaurants, Child Care Center, Recreation Center Public or Private, Quick Lube/ Oil Change, Plant Nursery, Office, Medical Office, Health Services, Nursing Home, Hospital, Health Club, Food/ Grocery w/out gasoline sales, Pharmacy, Coffee Shop, Clinic, Bakery, Bar/Tavern among many others.

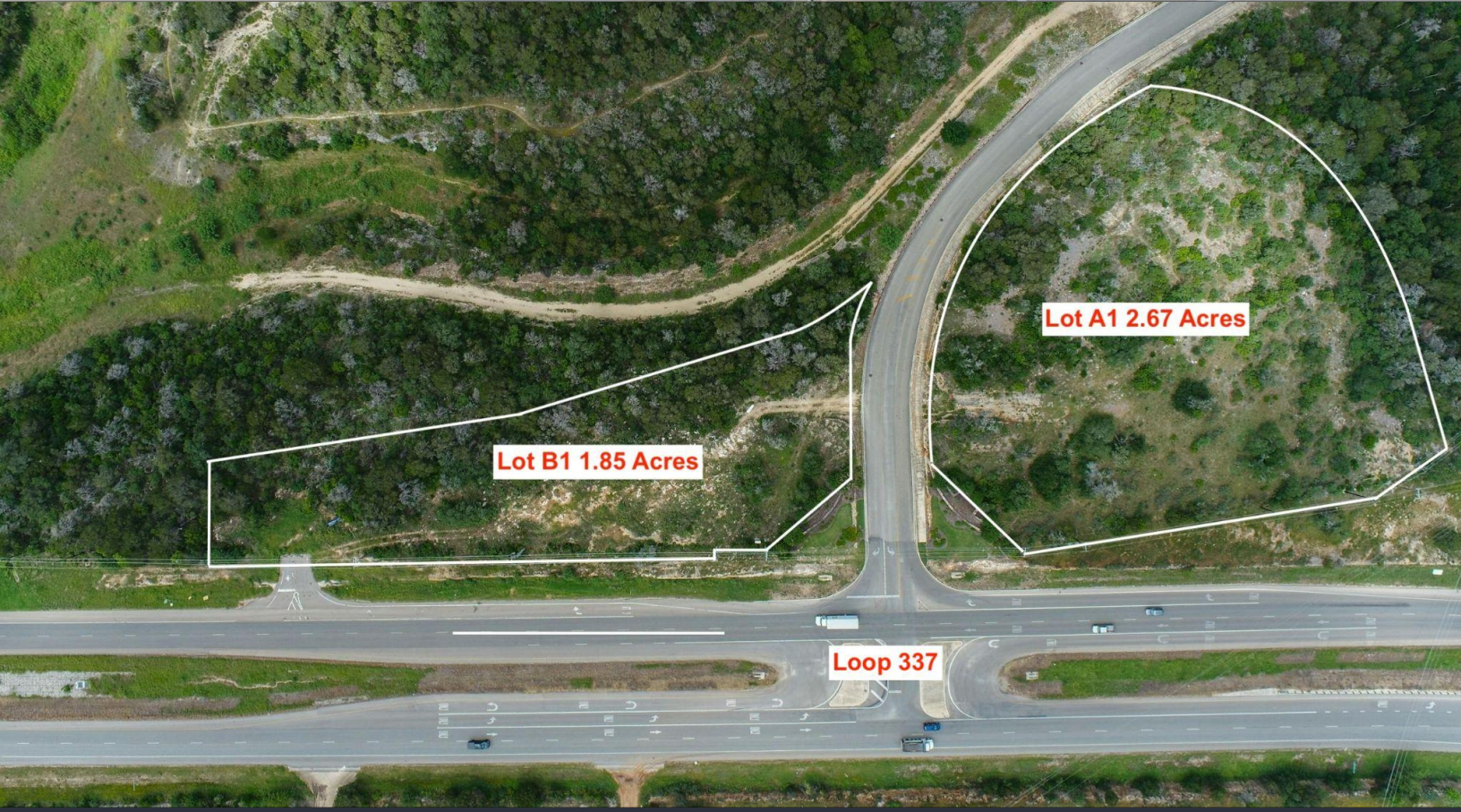
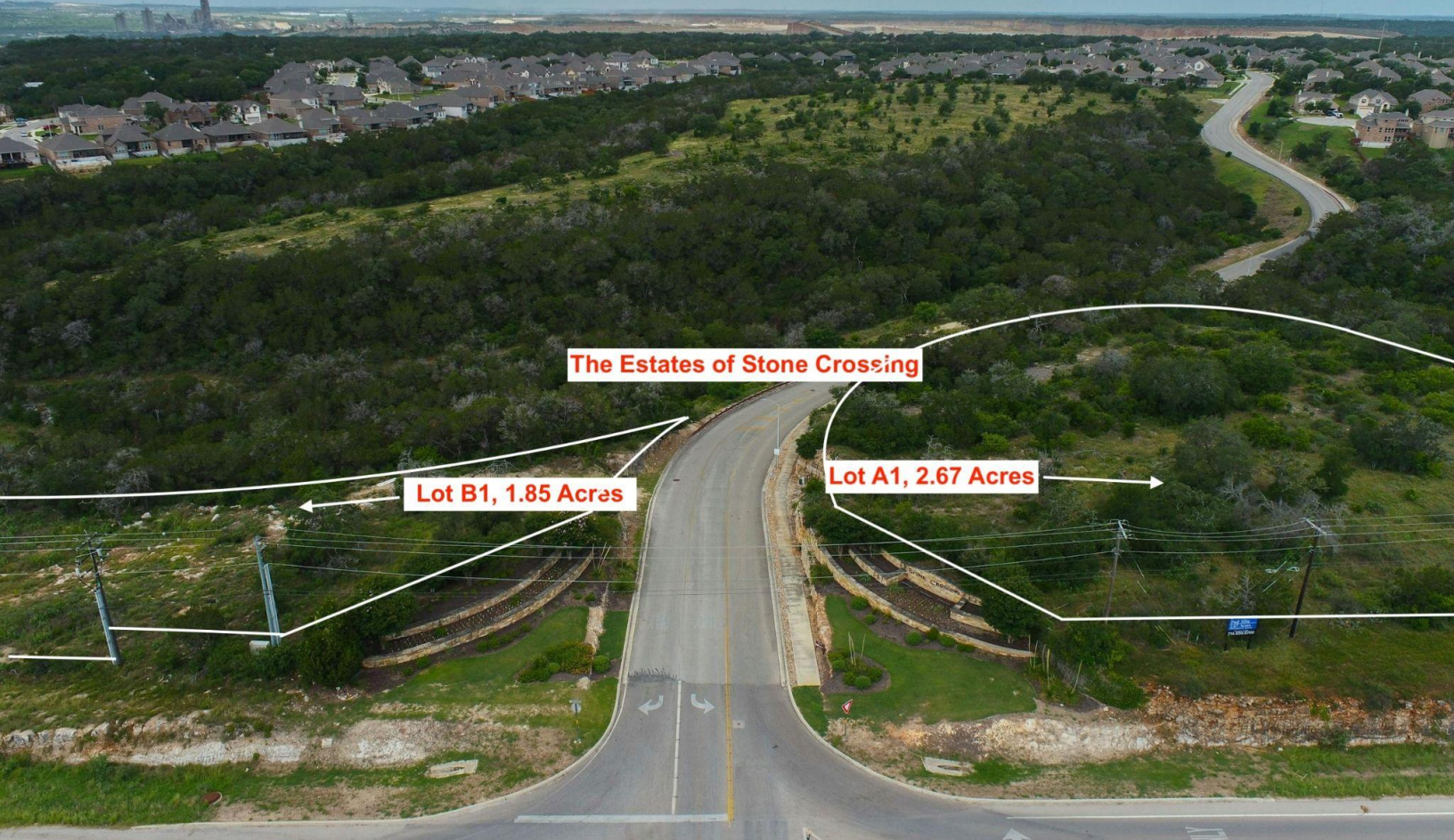


Burt Dement, CCIM Broker Associate
 burtdement@realtyaustin.com
 512.689.7352

Loop 337 / Stone Crossing
Hard Corner - 2 Retail Lots
New Braunfels, TX 78132



REALTY
AUSTIN



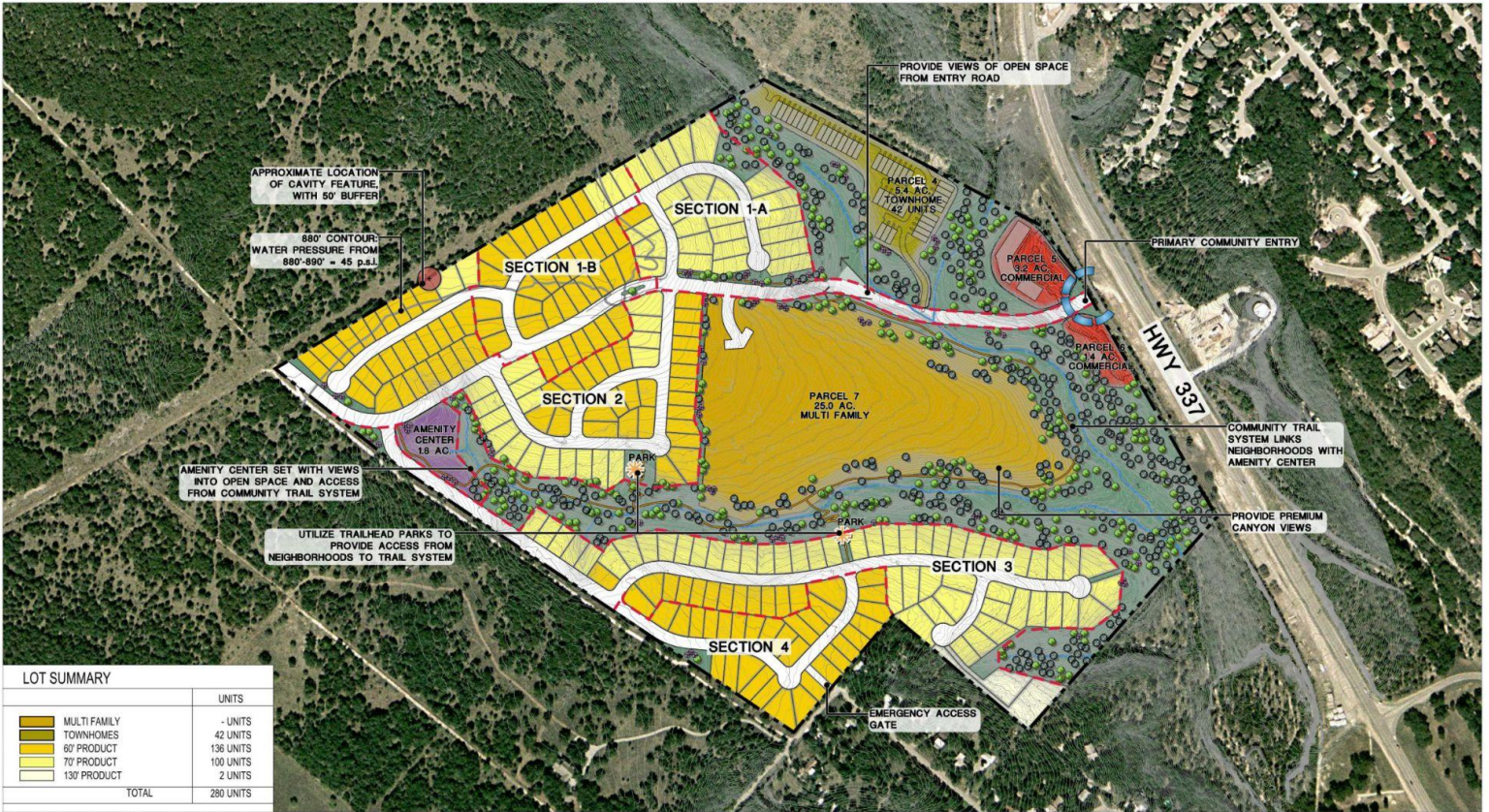
Loop 337 / Stone Crossing

Hard Corner - 2 Retail Lots

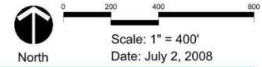
New Braunfels, TX 78132



**REALTY
AUSTIN**



CREEK CANYON ESTATES, LLC



SEC Planning Consultants
 Planning • Landscape Architecture • Community Branding
 TEXAS • ILLINOIS
 (512) 246-7501 • (312) 246-7502
 www.secplanning.com • info@secplanning.com

LOTING PLAN
THE ESTATES AT STONE CROSSING
 NEW BRAUNFELS, TEXAS

SHEET FILE: T:\2007_Aba\070165-PSD\Cad\Sec\PLANNING\Lotting\Lotting_A3_L.dwg
 Base mapping compiled from best available information. All map data should be considered as preliminary, in need of verification, and subject to change. This land plan is conceptual in nature and does not represent any regulatory approval. Plan is subject to change.



Loop 337 / Stone Crossing

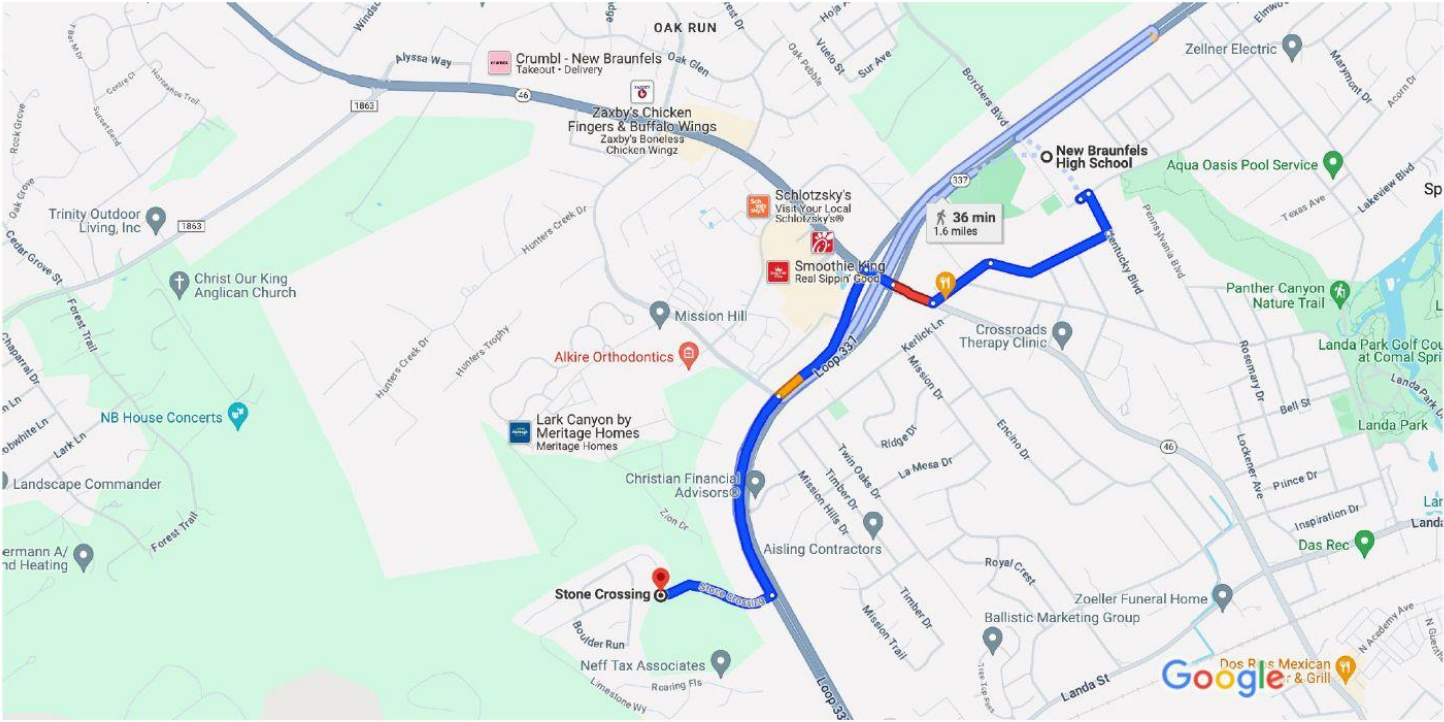
Hard Corner - 2 Retail Lots

New Braunfels, TX 78132



**REALTY
AUSTIN**

New Braunfels High School to Stone Crossing, New Braunfels, TX 78132 Drive 2.1 miles, 6 min



Map data ©2024 Google 1000 ft

- 🚗
via Loop 337
5 min
- 🚗
Fastest route, the usual traffic
2.7 miles

- 🚗
via Canyon Dr and Loop 337
6 min
- 🚗

2.1 miles

- 🚶
via Loop 337
37 min
- 🚶

1.6 miles

Explore Stone Crossing

- 🍴
Restaurants
- 🏨
Hotels
- ⛽
Gas stations
- P
Parking Lots
- ⋮
More