

FOR SALE

456 ACRES AVAILABLE
BETWEEN FM-455 & CR-134

WESTON, TEXAS ETJ

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DUWEST
CREATING, ENHANCING & PROTECTING VALUE

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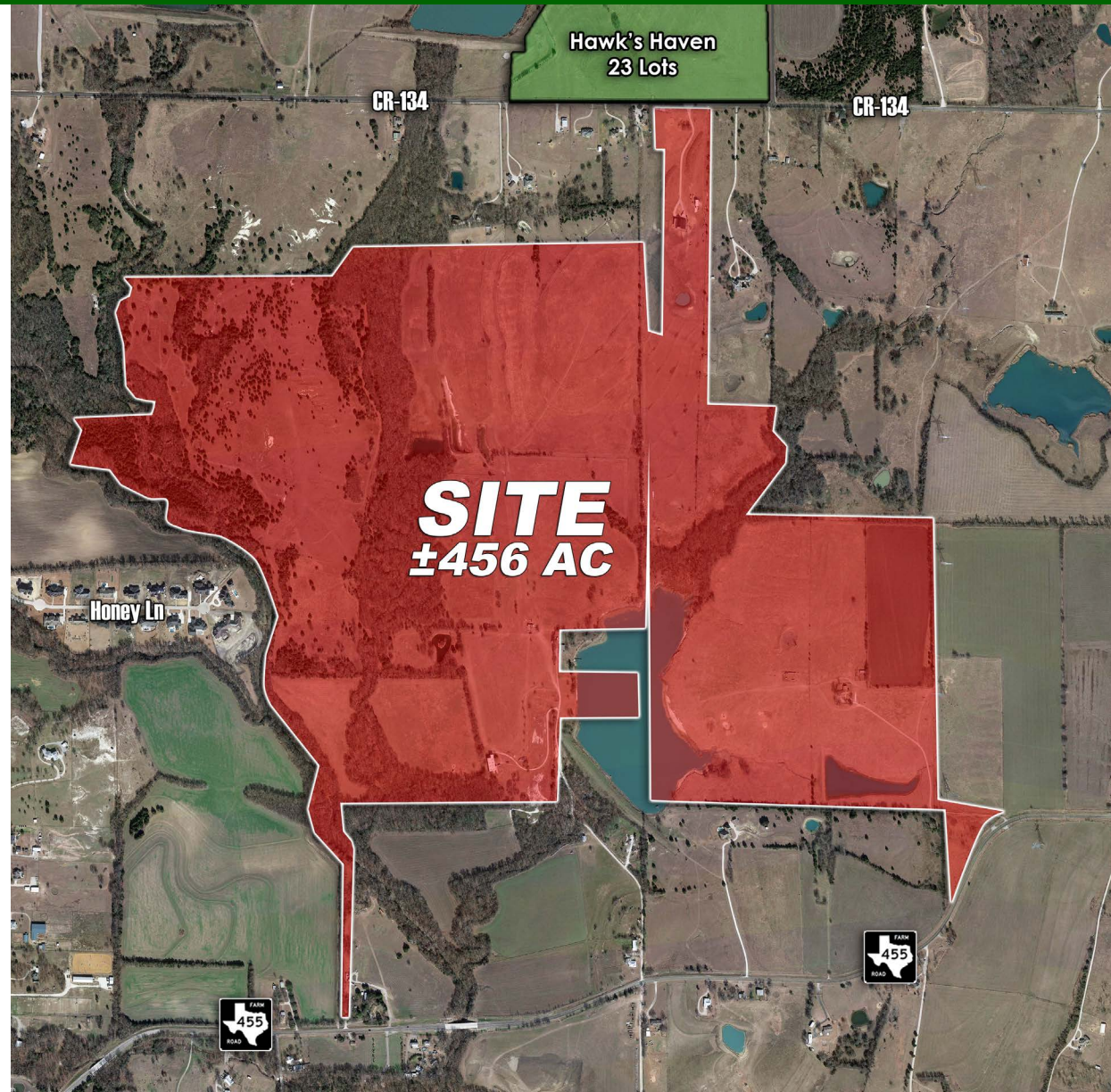
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OVERVIEW

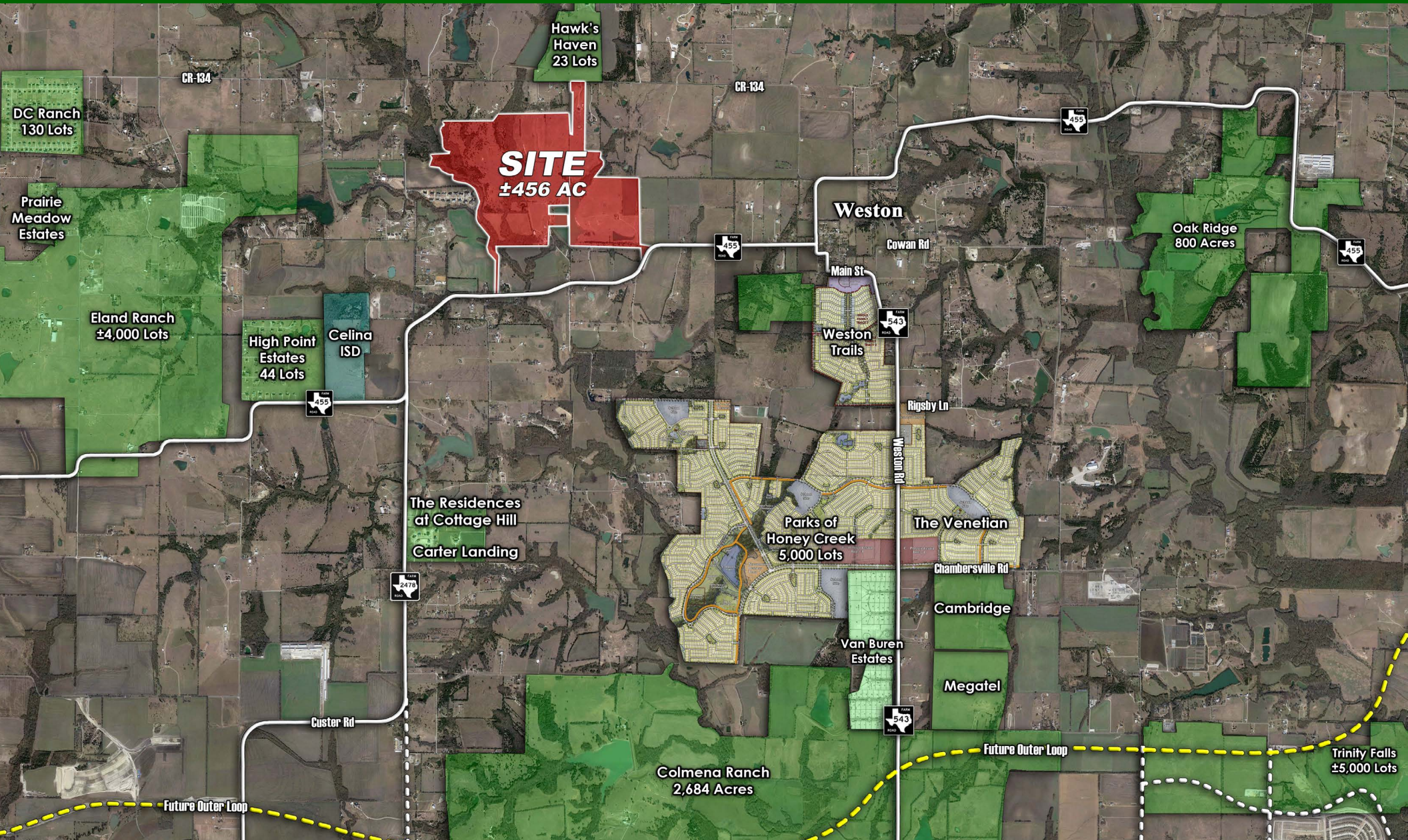
- Property is 456 Acres
- Weston ETJ
- Celina ISD
- Access from FM 455 & CR-134
- Easy access to Preston Rd/Hwy 289 and to US-75
- Situated north of Collin County Outer Loop, between Celina & Anna
- Marilee SUD Water CCN
- Partial Weston Water CCN
- Partial Weston Sewer CCN
- Call for Info & Price

DEMOGRAPHICS

	3-mile	5-mile	10-mile
2023 Population	1,928	7,379	168,626
2028 Projected Pop.	4,178	13,067	224,404
Avg HH Income	\$167,867	\$168,018	\$162,569
Avg Home Value	\$598,614	\$558,120	\$476,129



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