



9200 PR 37 and FM 1283, Lakehills, TX 78063

\$1,330,125

Gordenbach

Land | 7.653 acres

RH

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Listing Added: 04/18/2024
Listing Updated: Today



Details

Asking Price	\$1,330,125	Property Type	Land, Mixed Use
Subtype	Commercial	Square Footage	333,364
Price/Sq Ft	\$3.99	Permitted Zoning	none
Lot Size (acres)	7.653		

Marketing Description

Location, Location, Location. 7.65 (7.65) Acres in Lakehills Texas, Bandera County. Adjacent to the Shell Station at the only major intersection (FM 1283 & Park Road 37) in the precinct. Not in city limits. 5 Lots out of Laurel Creek subdivision which are deeded commercial or residential with no current HOA. The property has over 650 feet frontage of Park Road 37 and all 5 lots have access from Laurel Ridge Dr. All 5 lots have deeded use of Private Water Well with connections at Laurel Ridge Dr. Property has three natural somewhat level areas that would allow for the perfect multi use development. Some sitework has been completed on the assumed retail area that fronts Park Road 37. Due to the size of the combined lots OSSF's should not be a problem for future development. There are two 200-amp services on the property feeding two Manufactured homes provided by Bandera Electrical COOP and Three Phase power is available nearby. Current nearby Business EZ Mart Shell Station, Big's Valero station, Dollar General, True Value, Hill Country Grocery Store, La Cabana Mexican Restaurant, Lakehills County Annex Pct. 2. This Sale is for land only. Manufactured homes and addition buildings can be purchased as private property or will be removed by the seller after the land transaction is completed.

Location (1 Location)



Property Photos (19 photos)

