

# FOR SALE

**±6 ACRE TRACT**  
COMMERCIAL/RESIDENTIAL  
OPPORTUNITY

**SEADRIFT, TX**  
CALL FOR PRICING



**FOR MORE  
INFORMATION  
PLEASE CONTACT**

**TERENCE MOELLER**  
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**SCOTT TAYLOR**  
361.655.7454  
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**COLDWELL BANKER  
COMMERCIAL**

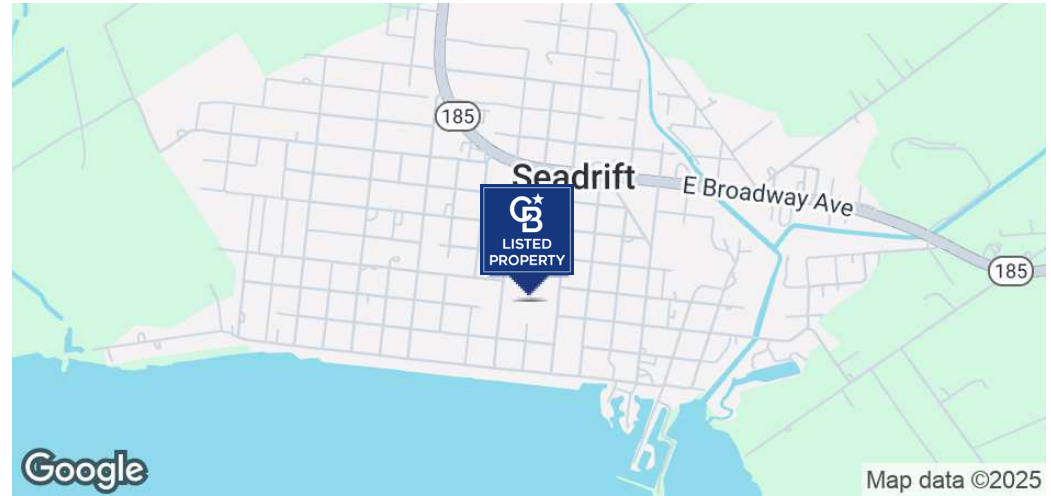
**D'ANN HARPER,  
REALTORS®**

**CBCDANNHARPER.COM**



# FOR SALE

## SEADRIFT, TX



Sale Price: Call For Pricing

Lot Size: ± 6 Acres

### PRIME 6± ACRE DEVELOPMENT OPPORTUNITY IN SEADRIFT - NEAR BAYFRONT & FISHING PIER!

Unlock endless possibilities with this prime 6 +/- acre tract, offering expansive frontage along S. 4th St., Dallas Ave, and 6th St. Ideally situated in the heart of Seadrift, just two blocks from the scenic bayfront and popular fishing pier, this property boasts exceptional visibility and easy access. With city water and sewer connections, it's perfectly suited for a wide range of commercial or residential projects. Whether you're planning a vibrant commercial complex, a retail center, or a mixed-use development, this versatile property is a fantastic investment opportunity. Don't miss out on your chance to own a piece of prime Texas real estate in the rapidly growing Seadrift, TX. **Contact us today to explore this exceptional opportunity!**

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# FOR SALE

SEADRIFT, TX

## PROPERTY HIGHLIGHTS:

- 6 +/- acres of prime land in Seadrift, TX
- Frontage along S. 4th St., Dallas Ave, and 6th St.
- Just 2 blocks from the bayfront and fishing pier
- Excellent visibility and accessibility
- City water and sewer connections are available
- Ideal for commercial, residential, or mixed-use development
- Perfect for subdivisions, retail centers, or complex developments
- High potential for investment in a rapidly growing area
- Exceptional opportunity to own prime real estate in Seadrift



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# FOR SALE

SEADRIFT, TX

SAN ANTONIO BAY



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## DEMOGRAPHICS Seadrift, TX

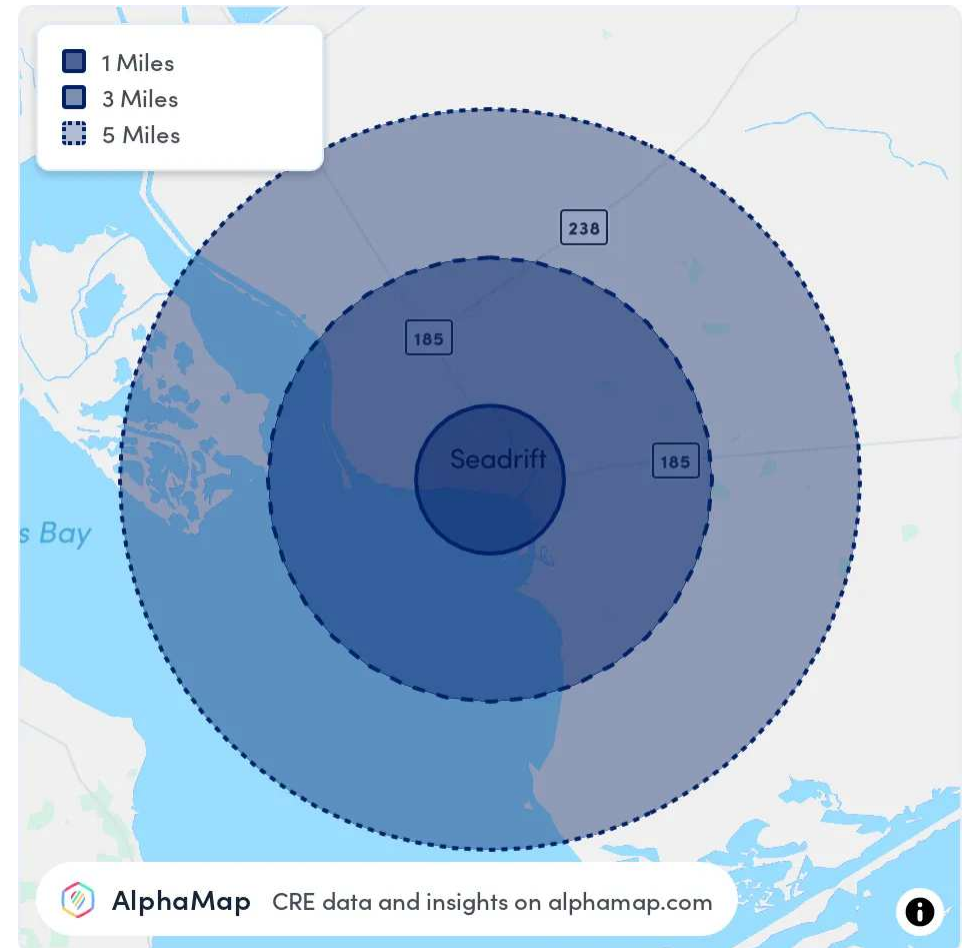
### POPULATION

	1 MILE	3 MILES	5 MILES
Total Population	927	1,166	1,449
Average Age	45	45	46
Average Age (Male)	45	46	46
Average Age (Female)	44	44	45

### HOUSEHOLD & INCOME

	1 MILE	3 MILES	5 MILES
Total Households	365	464	586
Persons per HH	2.5	2.5	2.5
Average HH Income	\$88,129	\$88,419	\$87,970
Average House Value	\$184,503	\$192,767	\$197,829
Per Capita Income	\$35,251	\$35,367	\$35,188

Map and demographics data derived from AlphaMap



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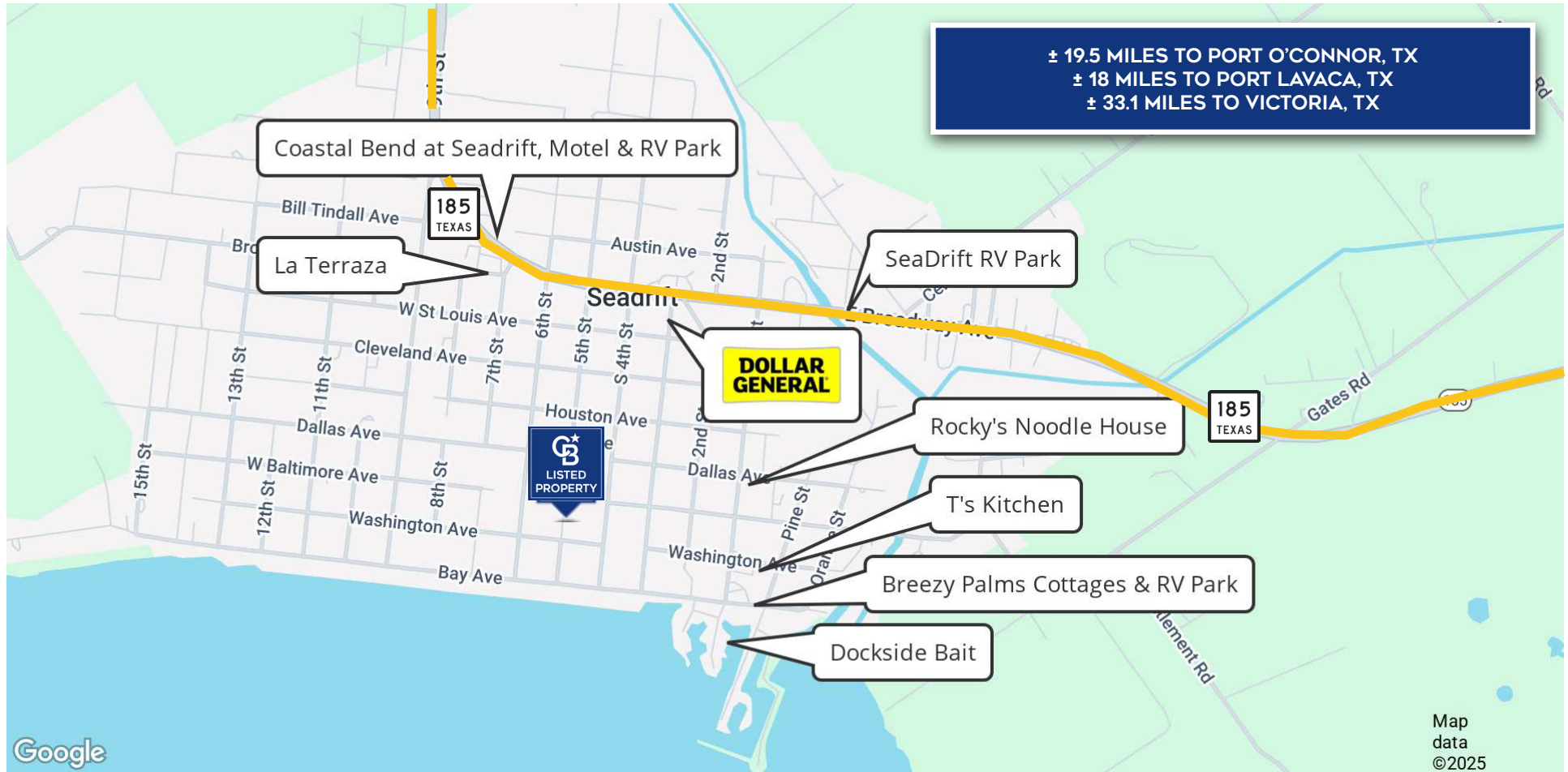


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POINTS OF INTEREST  
Seadrift, TX



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