

# FOR SALE

# \$8.00 PSF

+/- 2.9 ACRES OF LAND (ADJACENT TRACTS AVAILABLE FOR A TOTAL OF +/- 12 AC)  
12941 SPRING CYPRESS RD, TOMBALL, TX 77377



JOEL C. ENGLISH  
PRESIDENT/PRINCIPAL  
JOEL@TEXASCRES.COM  
(713) 473-7200

ALEX WISNOSKI  
PRINCIPAL  
ALEX@TEXASCRES.COM  
(281) 415-1913



# PROPERTY HIGHLIGHTS



## Location

12941 Spring Cypress Rd.  
Tomball, TX 77377



## Asking Price

\$8.00 PSF



## Size

± 2.9 Acres

## Contact:

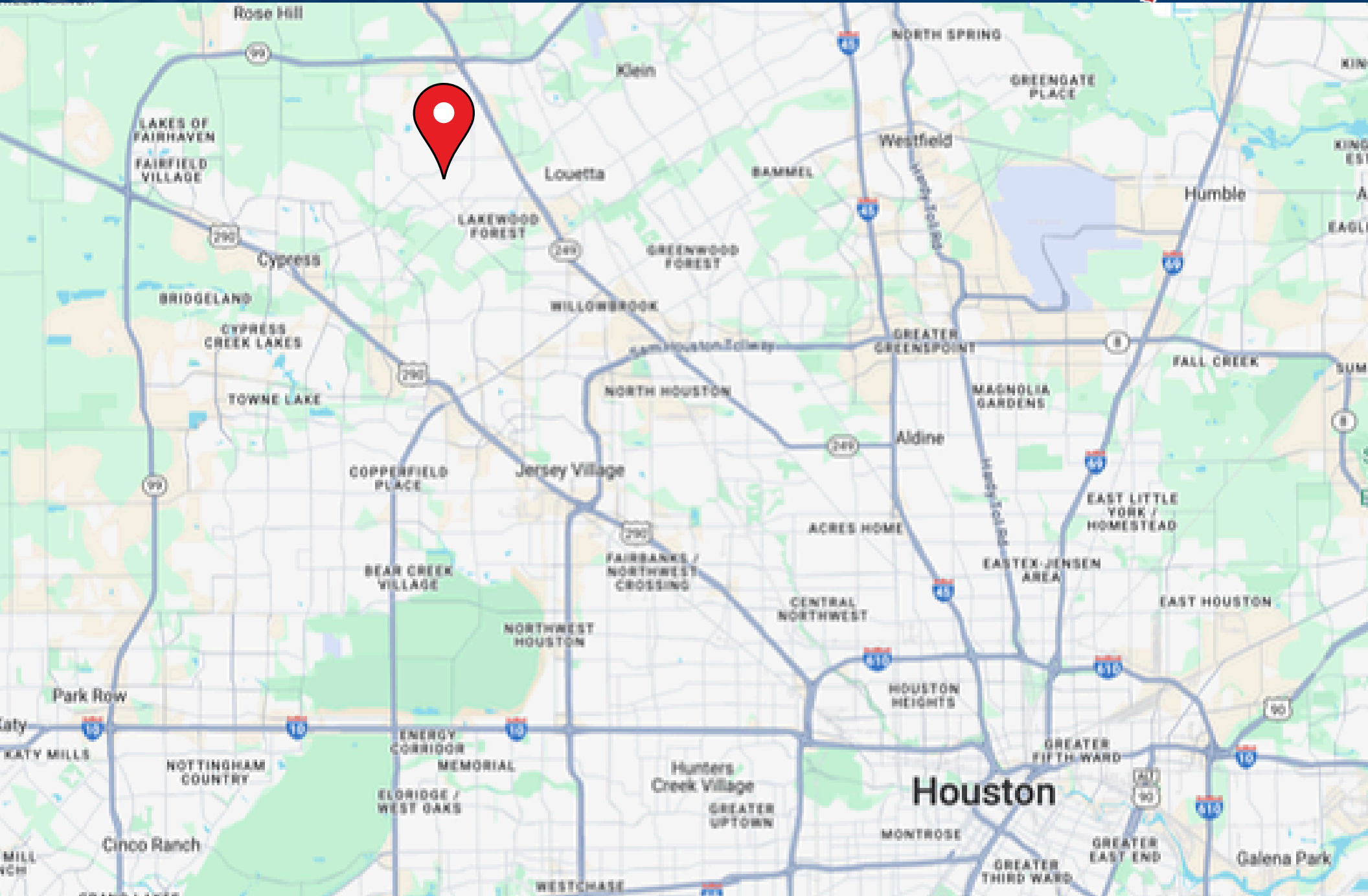
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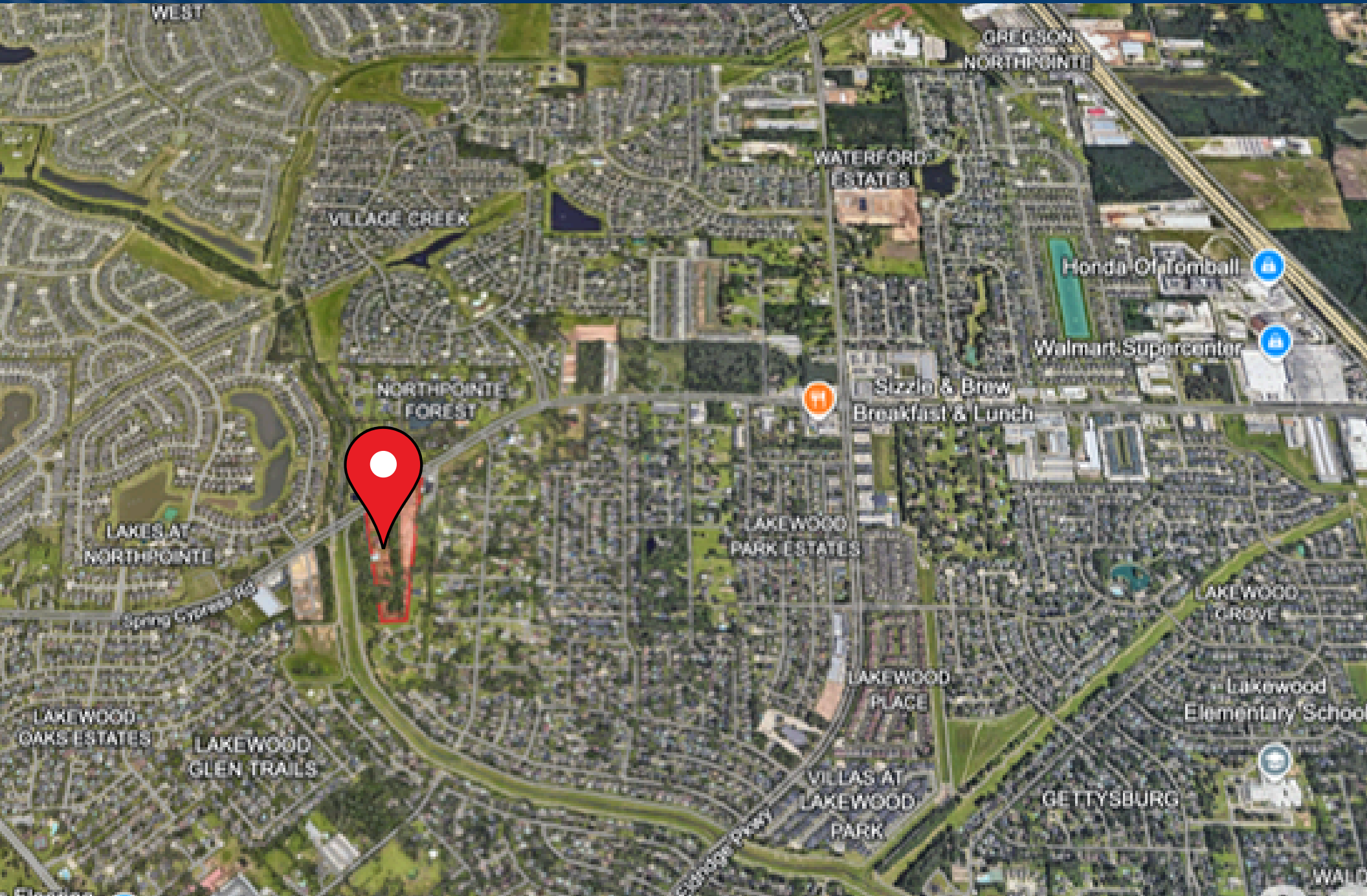
- Fantastic property with development potential, only minutes from downtown Tomball, schools, the Grand Parkway (99), Vintage Park, freeways & retail centers.
- Located in high density residential & commercial populated area on high commute corridor.
- Located on the south side of Spring Cypress Road just west of North Eldridge Parkway.
- +/- 2.9 Acres for sale. Adjacent properties are also for sale for a combined acreage of +/- 11.98 Acres.
- Spring Cypress recently expanded to four lanes
- Desirable location with average traffic of over 167,000 vehicles per day on SH 249 & over 34,000 vehicles per day on Spring Cypress.
- Situated in Harris County & Tomball ISD.
- Full demographic package available



# LOCATION MAP



# MARKET AERIAL MAP



# DEMOGRAPHICS

## DEMOGRAPHIC SUMMARY

12941 Spring Cypress Rd, Tomball, Texas, 77377  
Ring of 3 miles

### KEY FACTS

**86,468**

Population



**29,277**

Households

**37.8**

Median Age

**\$103,054**

Median Disposable Income

### EDUCATION

**3.6%**

No High School Diploma



**17.5%**

High School Graduate



**25.0%**

Some College/  
Associate's Degree



**53.9%**

Bachelor's/Grad  
/ Prof Degree



**86,468**

2023 Total  
Population (Esri)

### INCOME



**\$121,297**

Median Household  
Income



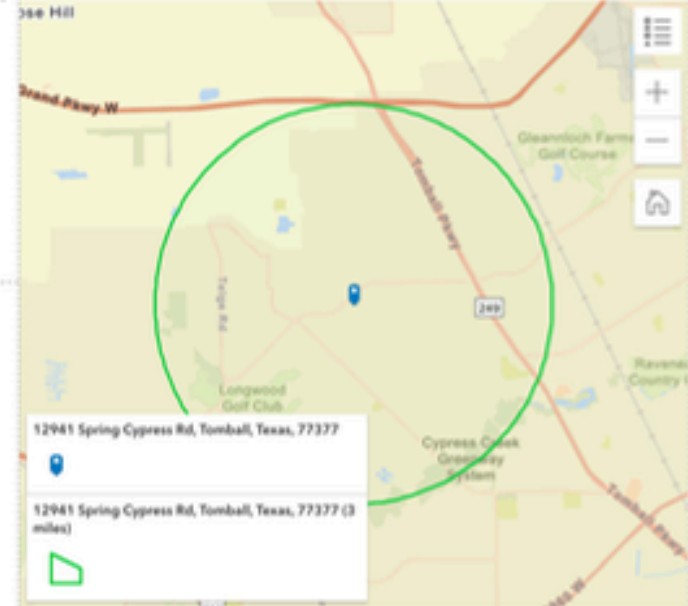
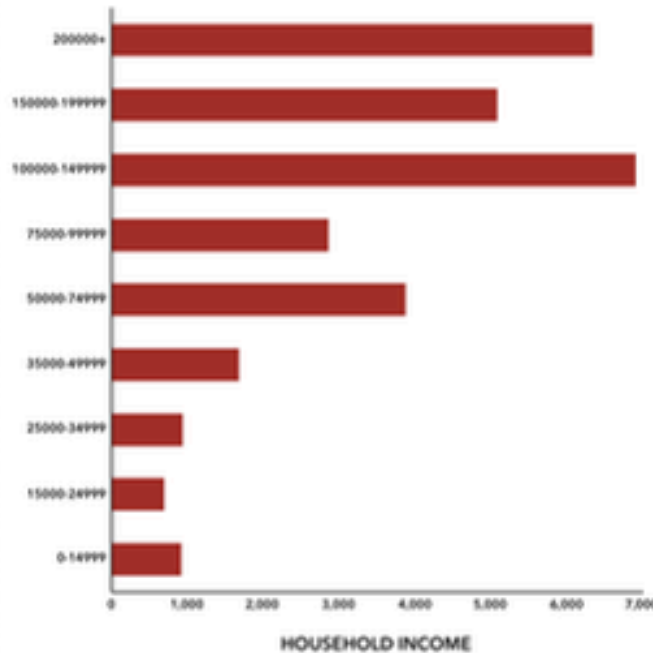
**\$51,712**

Per Capita Income



**\$580,232**

Median Net Worth



### EMPLOYMENT



White Collar

**77.7%**



Blue Collar

**12.7%**



Services

**11.0%**

**3.4%**

Unemployment  
Rate

Source: This infographic contains data provided by Esri (2024, 2029). © 2025 Esri





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