

FOR SALE

+/- 15.27 acres

Bulverde Rd. b/w Hwy 281 & Smithson Valley
San Antonio, TX 78260



LOCATION:

Bulverde Rd. @ Trinity Park
b/w Hwy 281 & Smithson Valley

AVAILABLE:

+/- 15.27 acres

ZONING:

MF-18

UTILITIES:

All Utilities Available

It is recommended that the prospective buyer engage a qualified professional to thoroughly assess both the availability and capacity of utilities serving the property to ensure they meet the requirements for the buyer's intended use.

SALE PRICE:

Contact Broker for Information

DEMOGRAPHICS

	<u>2025</u>	<u>1 mile</u>	<u>3 mile</u>	<u>5 mile</u>
Population		4,026	52,465	119,633
Households		1,340	17,728	41,768
Average Household Income		\$ 164,348	\$ 167,830	\$ 164,550
Average Home Value		\$ 451,576	\$ 500,819	\$ 482,702

Located on Bulverde Rd near San Antonio, this property offers convenient access to US Hwy 281. It is slightly north of Canyon Springs Golf Course, TPC San Antonio, and Village at Stone Oak; as well close to many Comal County ISD schools. The property is among many large developments, including the Trinity Oaks neighborhood, land in the HEB portfolio, and the new Santikos entertainment complex. The area is expanding rapidly with new retail, multifamily projects, car dealerships, and much more, ensuring long-term value.



For more information, please contact Amber Japhet, CCIM
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