



FOR SALE

4712 S Congress Ave

Austin, TX 78745

+/- 0.42 Acres

HIGHLIGHTS

SOUTH CONGRESS AVENUE

SOUTH CONGRESS AVENUE IN AUSTIN IS A VIBRANT AND ICONIC CORRIDOR KNOWN FOR ITS ECLECTIC MIX OF SHOPS, RESTAURANTS, AND LIVE MUSIC VENUES. THIS SITE, LOCATED ON THE SOUTH END OF SOUTH CONGRESS PAST HIGHWAY 71, OFFERS A UNIQUE OPPORTUNITY TO OWN LAND IN A RAPIDLY GROWING AREA THAT BENEFITS FROM STRONG TOURISM APPEAL, HIGH TRAFFIC, AND INCREASING DEVELOPMENT WHILE STILL MAINTAINING CLOSE PROXIMITY TO DOWNTOWN AND THE CAPITOL.

ALL UTILITIES TO SITE

Contact Broker For Pricing

Mike Pruett

(512) 825-5470

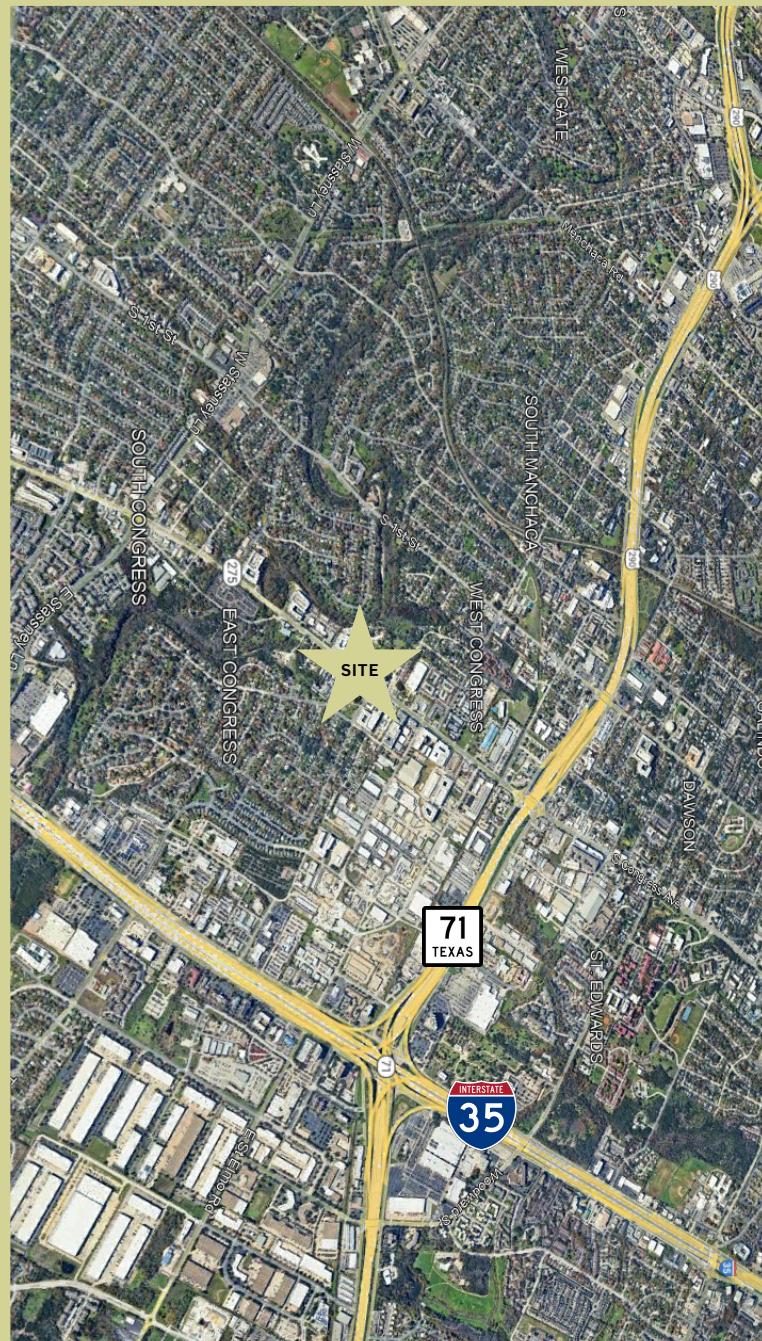
mike@matexas.com

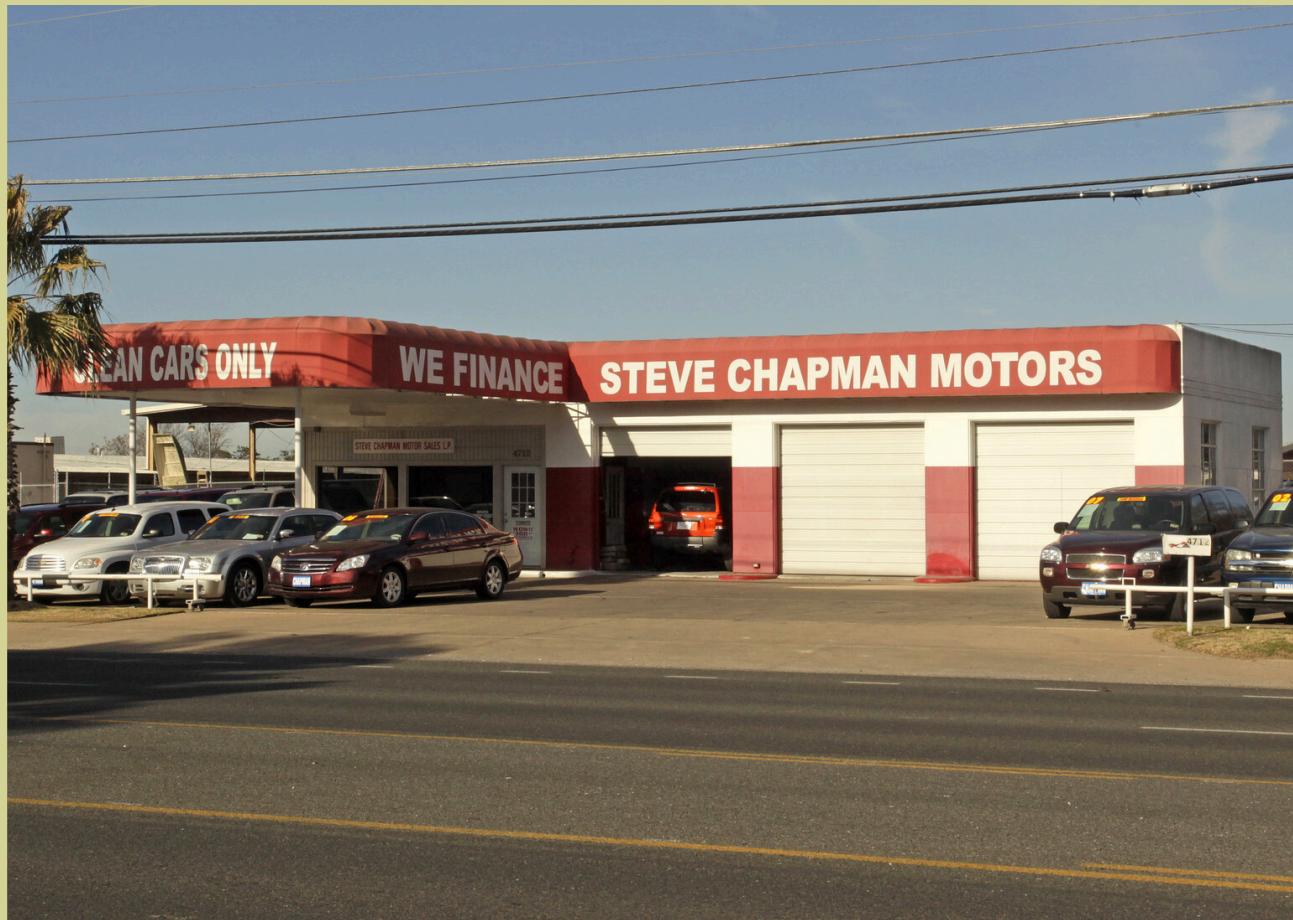
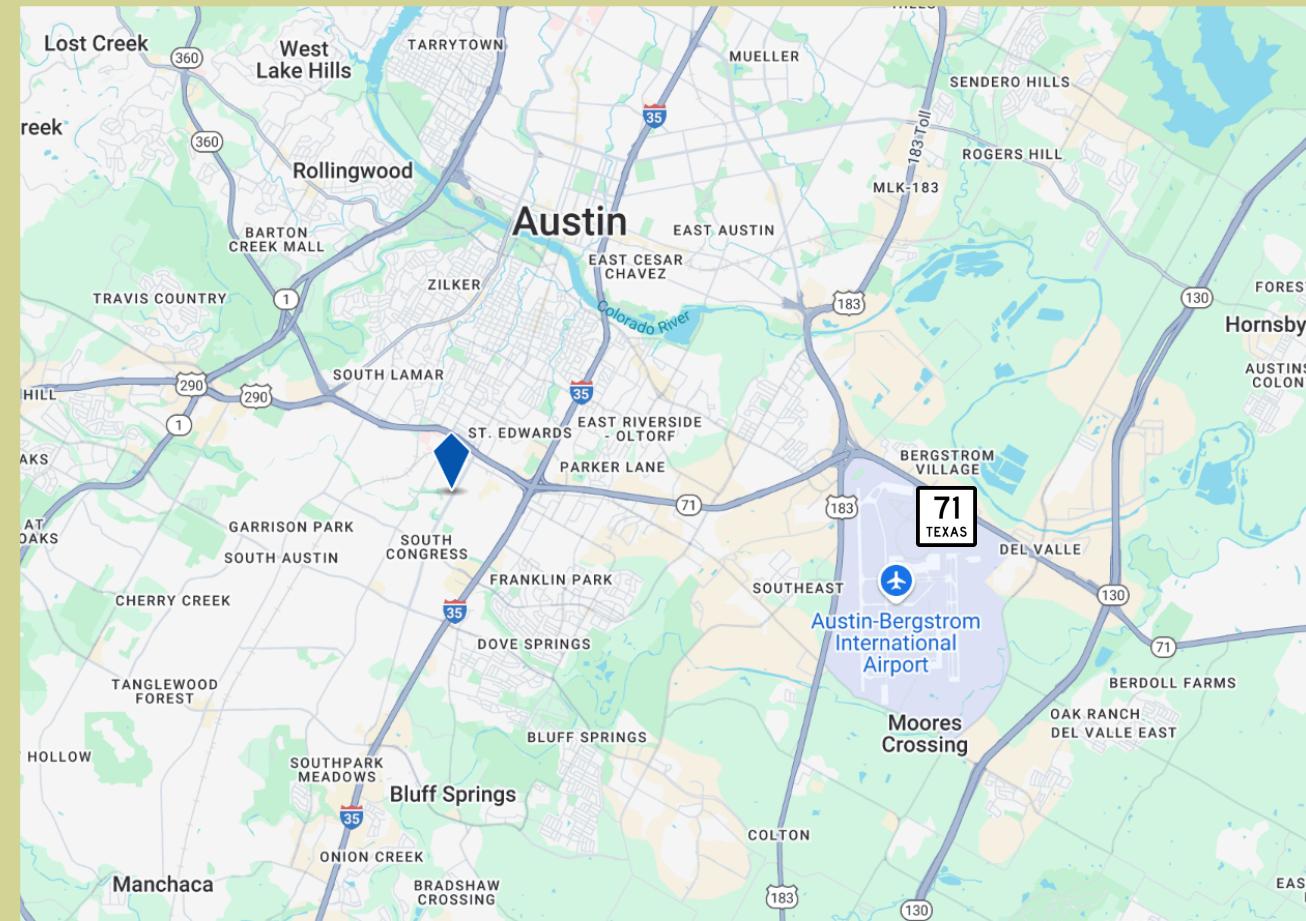
**McALLISTER
& ASSOCIATES**

REAL ESTATE SERVICES

201 Barton Springs

Austin, Texas 78610





SITE DETAILS

ADDRESS

4712 S CONGRESS AVE
BLVD, AUSTIN, TX
78745

PRICING**CONTACT BROKER****JURISDICTION****THE CITY OF AUSTIN****ZONING**CS-MU-CO-NP**PARCEL IDS**

291882
TRAVIS COUNTY

SEWER**PUBLIC****WATER****PUBLIC****ELECTRICITY****PUBLIC****ACREAGE****+/- 0.42 ACRES**