

11119 FM 1960

11119 FM 1960, Huffman, TX 77336

Presented by
Brinda Dalwadi Real Estate Group

Price: \$1.19/SF/YR

±1-acre tract located directly on FM 1960 in
Huffman, Texas available for lease.



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Prime FM 1960 frontage with high traffic visibility.

Flexible unrestricted reserve suitable for multiple uses.

Located outside the 100-year floodplain for added security.

Easy access via FM 1960.

Growing Huffman market near Lake Houston and major highways.



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11119 FTM 1960 Rd E

Listing space

Space 1

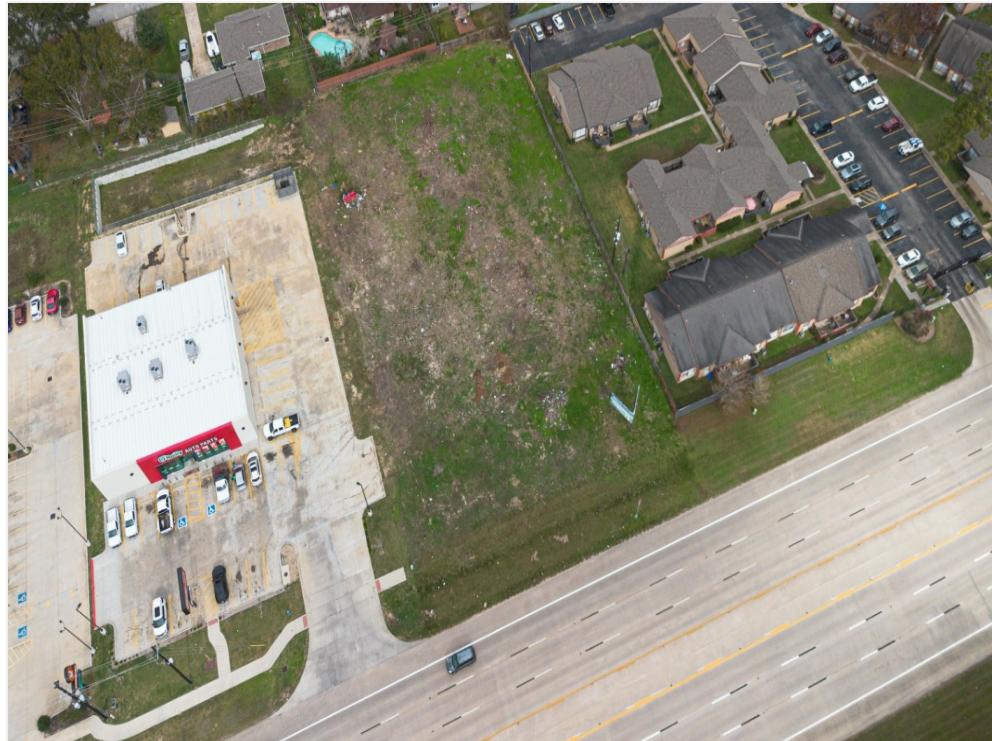
Space Available	51,836 SF
Rental Rate	\$ 1.19/SF/YR
Date Available	Now

For \$6,500.00 per month and all utilities included, position your business for success with this prime \pm 1-acre tract located directly on FM 1960 in Huffman, Texas. Perfect for a franchise ground lease, this property offers exceptional visibility along one of the area's most traveled corridors, providing a strategic advantage for retail, service, or mixed-use concepts. The site benefits from an approximately 180-foot frontage on FM 1960 and is situated in an unrestricted reserve, offering flexibility for a wide range of commercial uses. Utilities are accessible, and the property includes recorded easements for aerial and utility lines, streamlining development. Its elevation benchmarks and clear topography make planning straightforward, while the absence of floodplain restrictions adds security for long-term investment. Huffman is a growing community northeast of Houston, with strong residential growth and proximity to Lake Houston. The location is approximately 30 minutes from George Bush Intercontinental Airport and benefits from regional connectivity via FM 1960, linking to major highways and retail hubs. Surrounding businesses and neighborhoods create a steady flow of traffic, ideal for retail pads, drive-thru concepts, or professional services.

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Property Photos



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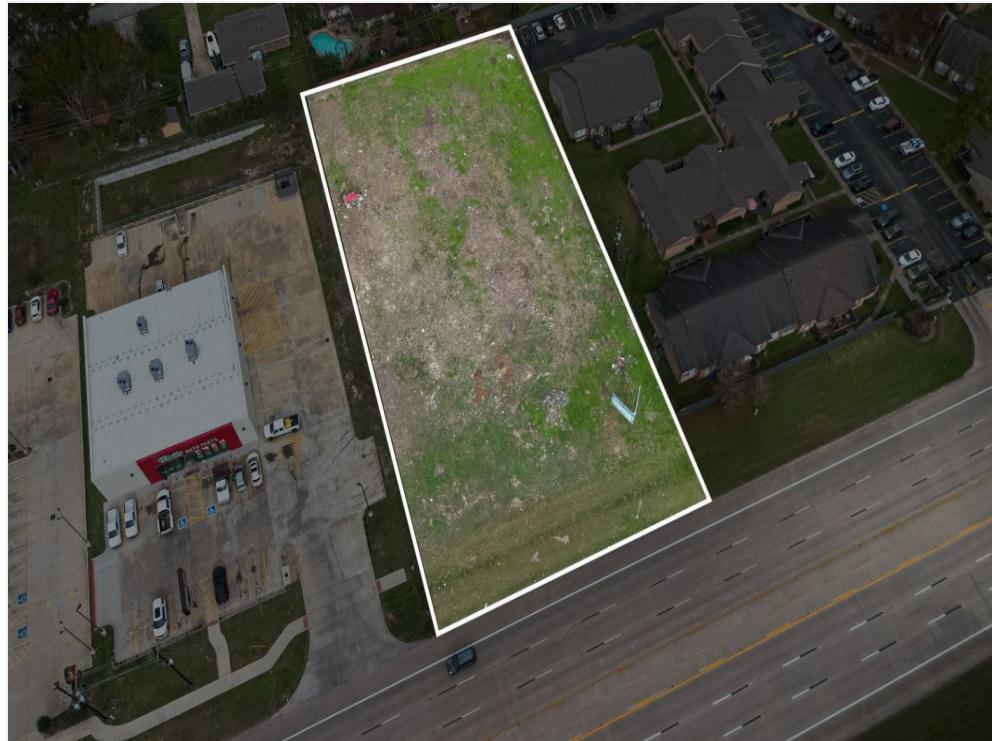


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Location

