



## 8227 Katy Hockley Rd

8227 Katy Hockley Rd, Katy, TX 77493



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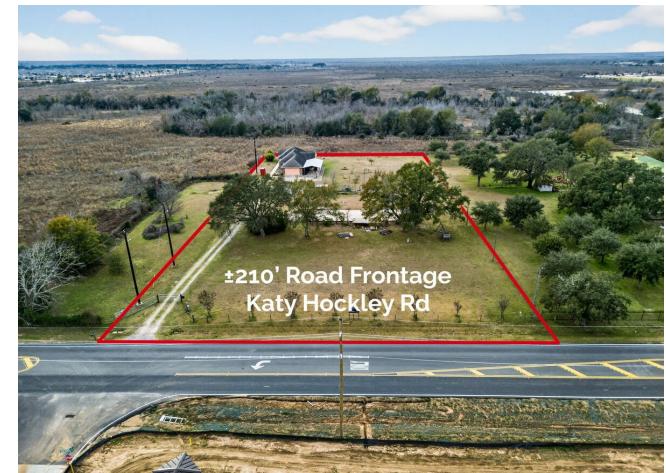


## 8227 Katy Hockley Rd

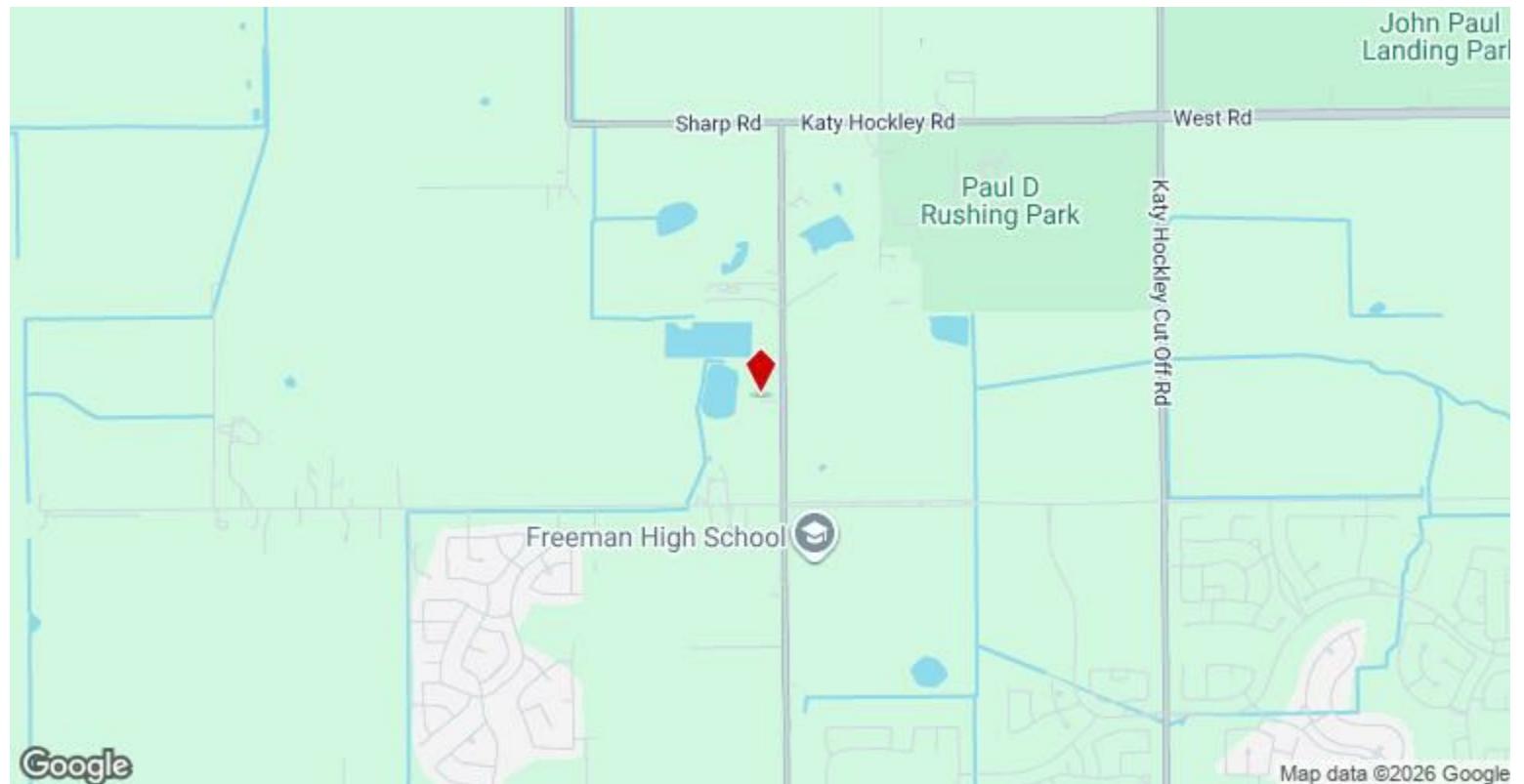
\$895,000

8227 Katy Hockley Road offers a rare ±2-acre unrestricted commercial opportunity in the heart of Katy's rapid growth corridor. With approximately 210 feet of road frontage and strong visibility, this site is ideally positioned for retail, office, medical, service, or mixed-use development. Just minutes from Grand Parkway (99) and I-10, the property provides excellent regional access and exposure to expanding residential communities, new schools, and surrounding commercial development. With no zoning restrictions and long-term growth driving demand, this is a prime location for developers, investors, or owner-users...

- UNRESTRICTED - with no restrictive covenants, your vision has room to grow
- +/- 210" Road Frontage on Katy Hockley
- Great visibility/high traffic
- Invites a wide variety of commercial uses
- Surrounded by rapidly expanding residential communities, commercial development, and KATY ISD educational campuses
- Not located in a Flood Zone



Price:	\$895,000
Property Type:	Land
Property Subtype:	Commercial
Proposed Use:	Commercial
Sale Type:	Investment or Owner User
Total Lot Size:	2.00 AC
Sale Conditions:	Redevelopment Project
No. Lots:	1
Zoning Description:	N/A



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## Property Photos



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Aerial



Aerial

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1722 sq ft Residential Single-Family Home 3 Bed/2Bath



Building Photo

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Building Photo



Building Photo

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Aerial



Aerial

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Aerial



Aerial