

MISSION, TEXAS

10 ACRE DEVELOPMENT SITE

\$500,000

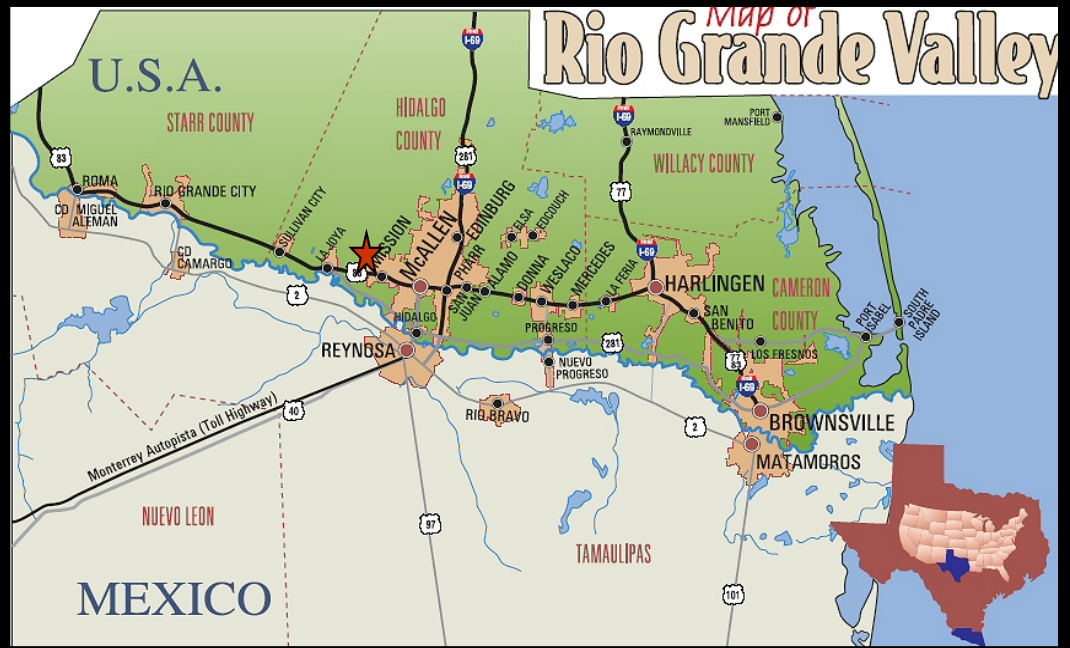
**6707 N. La Homa Road
(Between Mile 5 & Mile 6)**

**Mission, Texas
LAND: 10 ACRES**

- Prime Development Site
 - Situated In New Growth Area
- Excellent For Medical,
Commercial, Multi-Family/
Residential, Etc.



*Serving The
Rio Grande Valley
Investments—Warehouse—
Retail—Land—Businesses*



**CONTACT:
PAULINE ZUROVEC**

**MARCUS PHIPPS R.E.
Commercial Division
1618 E. Tyler Ave., Suite H
Harlingen, TX 78550**

T: 956-793-9993

E: pauline@przcommercial.com

(DISCLOSURE: This property and the related information have been carefully compiled from sources we consider reliable and there is no guaranty as to the completeness or accuracy. Each prospective purchaser is to rely upon its own investigation, evaluation, and judgment as to purchasing the property. Any offer must be based on the purchaser's own investigation and not on the representation made by us and any Selling Broker.)



MISSION, TEXAS

10 ACRE DEVELOPMENT SITE ASKING: \$500,000

OFFERING SUMMARY - 6707 N. LA HOMA ROAD - MISSION, TEXAS 78574

Subject Site: Prime 10 ACRE site, excellent for commercial use, multi-family or single family development, restaurant, medical, retail development, warehouse/storage, etc. Site is located between Mile 5 and Mile 6, area of new growth to the north of City of Palmview. Located just north of I-2 (Expwy 83) about 13 miles to the site. Presently in native brush, trees. New businesses directly across from the site and residential to the north. Excellent location as subject tract is located just north of where the 4-lane La Homa Road turns into a 2-lane.

Size: 10 Acres (Estimated +/-330' X 1,285') No Survey Available

Use: Ideal For Mixed-Use Development, Multi-Family, Medical, Office, Retail, Residential, Educational Facility, Etc.

Zoning: No Zoning (Outside City Limits)

Taxes: \$ 3,961.18 (HCAD 2025)

Utilities: WATER: Sharyland Water Supply Co. (6" Line On East Side Of La Homa Road)
SEWER: Septic Required Presently

Flood Zone: Need Verification

School District: LA JOYA ISD
ZAPATA ELEMENTARY
TREVINO MIDDLE
JUAREZ-LINCOLN HIGH

Minerals: SELLER TO RETAIN 100% OF MINERAL RIGHTS

PROPERTY HIGHLIGHTS

THE CITY OF MISSION, TEXAS & THE CITY OF PALMVIEW, TEXAS are located along the U.S./Mexico border and is part of one of the fastest growing MSAs in the country. Both have experienced tremendous growth in population, business development and its economy in recent years. Centrally located in the fast-growing Hidalgo County, located between Falcon Dam and South Padre Island within one-hour for each direction.

(DISCLOSURE: This property and the related information have been carefully compiled from sources we consider reliable and there is no guaranty as to the completeness or accuracy. Each prospective purchaser is to rely upon its own investigation, evaluation, and judgement as to purchasing the property. Any offer must be based on the purchaser's own investigation and not on the representation made by us and any Selling Broker.)

CONTACT:
PAULINE ZUROVEC

MARCUS PHIPPS R.E.
Commercial Division

1618 E. Tyler Ave., Suite H
Harlingen, TX 78550

T: 956-793-9993

*Serving The Rio Grande Valley
Investments—Warehouse—
Retail—Land—Businesses*



