

PROPERTY FOR SALE

6130 Turnersville Rd., Buda, TX 78610
(Creedmoor)



NO ZONING

ABOUT THE PROPERTY

Come check out this 11-acre property that offers a variety of options for use. It could be the perfect solution for your small business, equipment yard, or even continue to farm on the back half. Without zoning in place it leaves the usage up to you. Very easy access to major highways, including toll road 45 within a mile; conveniently located near Creedmoor and all the major development happening SouthEast of Austin. The property boasts a portion of cleared land, previously used for farming purposes. There are 2 stock tanks on the property and great trees on the front portion that will look beautiful as the land is cleared. Three-phase electric service and city water is available at the road, though there is NOT currently a Water Meter for this portion of land. The current Ag Exemption can potentially be continued by the buyer, depending on their intended use of the property, offering additional tax benefits. Don't miss this opportunity to secure a large, convenient, and potentially tax-advantaged property.

ADDITIONAL INFORMATION

- Use 6130 Turnersville Rd for GPS/Mapping Reference
- Electric Provider: Bluebonnet Electric
- Water Provider: Creedmoor-Maha WSC, water is not on the property.

USE QR CODE FOR ACCESS TO
ADDITIONAL DOCUMENTS

ALL INFORMATION TO BE VERIFIED BY BUYER

OFFERED AT

\$888,000

\$80K/ACRE

CONTACT US

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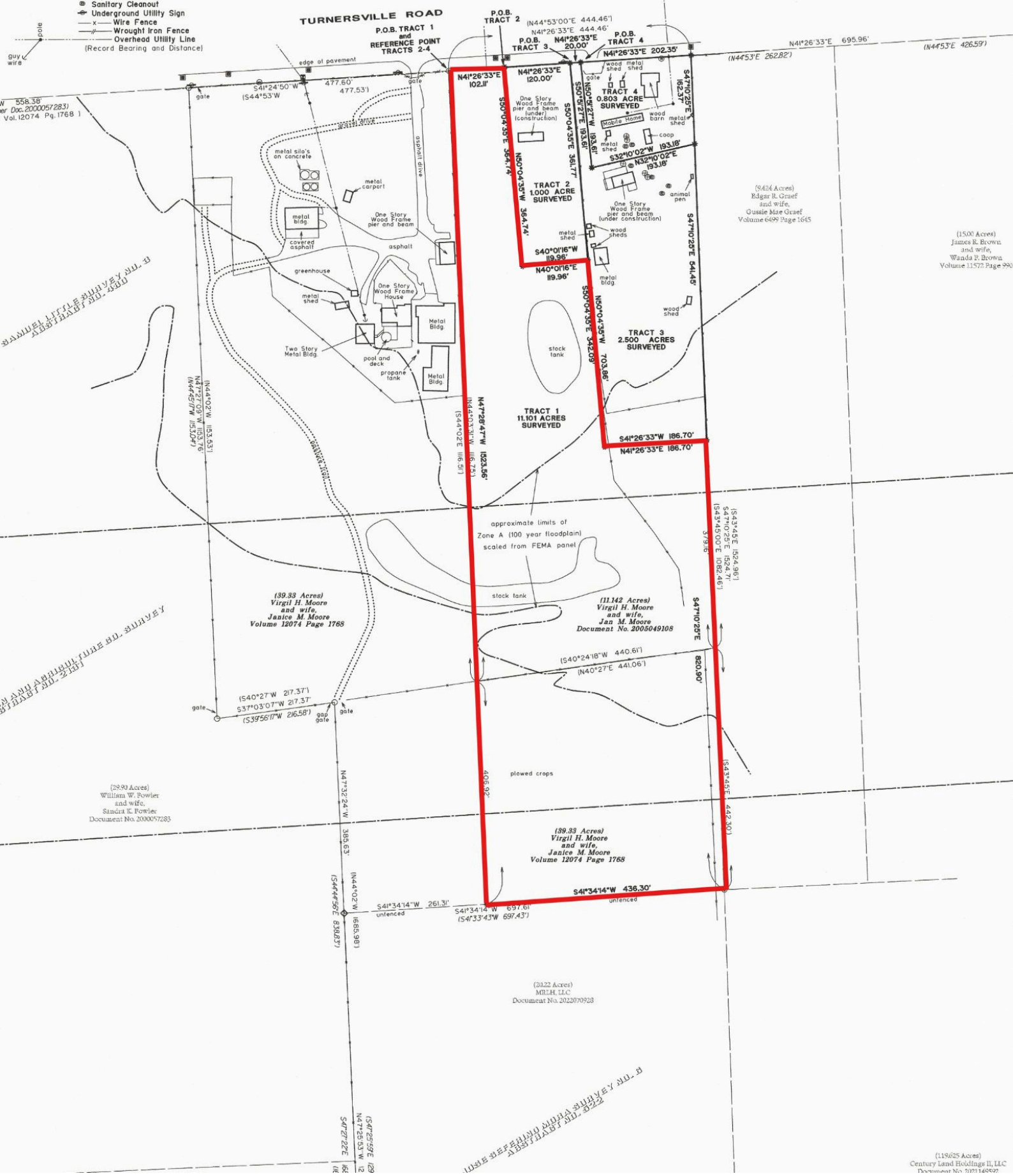
FaithStaires.com



Legend

- * 1/2" Iron Rod Set with plastic cap imprinted with "Holt Carson, Inc."
- 1/2" Iron Rod Found with plastic cap imprinted with "Cude"
- 1/2" Iron Rod Found
- Metal Fence Corner Post
- ⊙ Water Meter
- ⊠ Telephone Pedestal
- ⊡ Mailbox
- ⊙ Septic Lid
- ⊙ Sanitary Cleanout
- ⊙ Underground Utility Sign
- Wire Fence
- Wrought Iron Fence
- Overhead Utility Line
- (Record Bearing and Distance)

Notes:
 1) Orientation for this survey is based upon the State Plane Coordinate System NAD83 (4203 - Texas Central Zone) All distances shown hereon are surface values.



558.36
 er Doc. 2000057283
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AMUEL LITTLE SURVEY NO. 1
 ASSET MAP NO. 2300

AN ANDERSON SURVEY NO. 1
 ASSET MAP NO. 2111

(29.90 Acres)
 William W. Fowler
 and wife,
 Sandra E. Fowler
 Document No. 2000057283

(130.33 Acres)
 Virgil H. Moore
 and wife,
 Janice M. Moore
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(11.142 Acres)
 Virgil H. Moore
 and wife,
 Jan M. Moore
 Document No. 2005049108

(39.33 Acres)
 Virgil H. Moore
 and wife,
 Janice M. Moore
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(20.22 Acres)
 MRLH, LLC
 Document No. 2022070928

(34.84 Acres)
 Edgar R. Graef
 and wife,
 Oussie Mae Graef
 Volume 6499 Page 1645

(15.00 Acres)
 James R. Brown
 and wife,
 Wanda F. Brown
 Volume 11572 Page 990

(11.8625 Acres)
 Century Land Holdings II, LLC
 Document No. 2021148807

LOUIE DEEFOND SURVEY NO. 1
 ASSET MAP NO. 3222