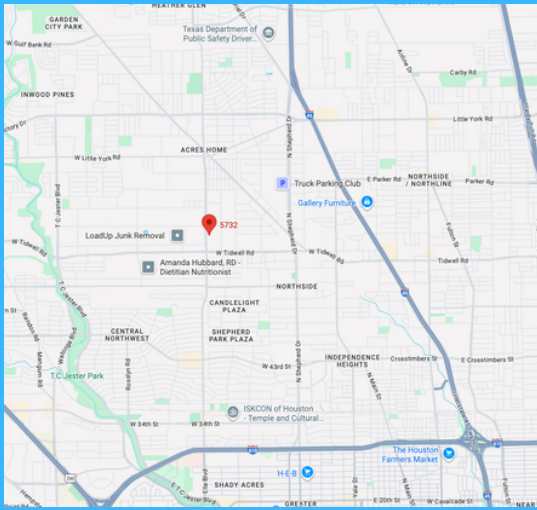


# For Sale:

17 Home Development Project  
5732 Wheatley St  
Houston, TX 77091



**MOVE  
ME TO  
TEXAS**

real

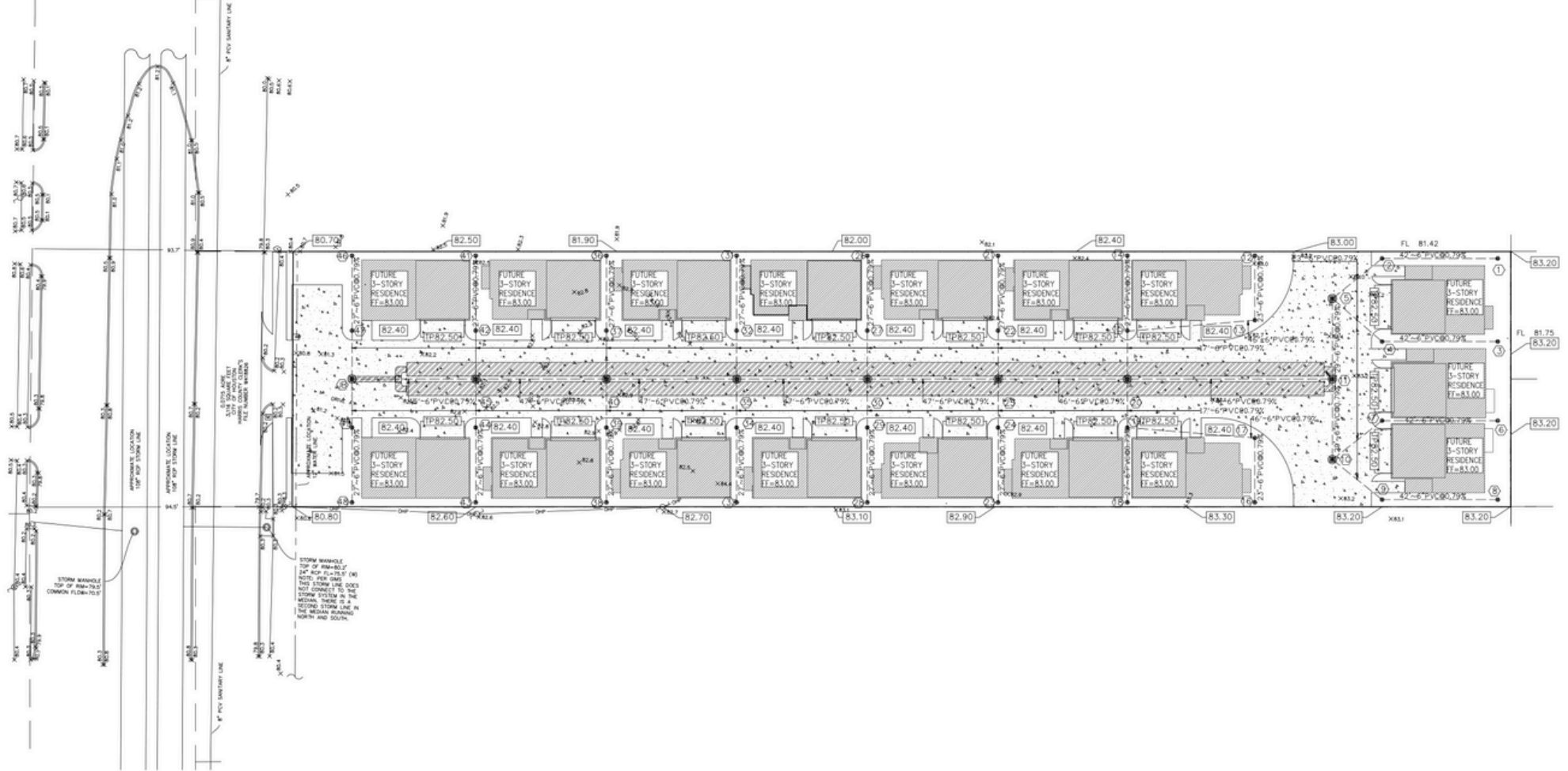
**Contact: Ryan Steer**  
832-271-5775  
steer@movemetotx.com





## Property Facts:

- **Sale Type:** Investment or Owner User
- **Proposed Use:** Hold For Development
- **No. Lots:** 1
- **Total Lot Size:** 0.93 AC
- **Property Type:** Land
- **Opportunity Zone:** Yes
- **Property Subtype:** Commercial



## Investment Highlights:

- Opportunity Zone Location – Positioned in a high-growth area near Loop 610 and I-45, offering strong ROI potential and possible tax incentives
- Ready with Full Permits – Civil (private & public), structural, and architectural plans are complete and fully permitted
- Gated Community Design – Each planned home offers approx. 1,893 SF of living space with intuitive layouts; 3 bedroom/3.5 bath floorplans, 2 car garage
- Opportunity to build/sell OR build/hold

3

1/4" = 1'-0"

COMPOSITION  
SHINGLESHARDIE PANEL BOARD & BATTON  
SIDING OR EQUIVALENT3RD CEILING  
31'-8 1/2"3RD FLOOR  
22'-7 1/2"2ND CEILING  
20'-10 3/4"COUNTERTOP  
15'-9 3/4"2ND FLOOR  
10'-9 3/4"1ST CEILING  
9'-1"1ST FLOOR  
0"GARAGE  
-6"GRADE  
-1'-0"HARDIE PANEL BOARD & BATTON  
SIDING OR EQUIVALENTHARDIE PLANK SIDING OR  
EQUIVALENT

BRICK

1

Front Elevation (Elevation C)

1/4" = 1'-0"