



WAVE REALTY GROUP

503 WEST FM 2147 - 1.87 AC

SWQ US-281 & GATEWAY N
503 FM-2147, Marble Falls, TX 78654



512.593.0868

FOR SALE

Available Land
1.87 AC

Starting Price
\$1.3M

Emily Ivins
Emily@waverealtygroup.com | 512.593.0868



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Property Highlights

- 20,000 square foot site plan
- Overlooking Lake Marble Falls
- Plans have been submitted to & approved through the city.



Area traffic generators



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Demographic Snapshot 2023



10,753
POPULATION
3-MILE RADIUS



\$83,205.00
AVG HH INCOME
3-MILE RADIUS



9,947
DAYTIME POPULATION
3-MILE RADIUS



TRAFFIC COUNTS
FM-2147: 10,487 VPD
US-281: 36,619 VPD (Sites USA 2022)



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