

FOR SALE — WATERFRONT LAND

205 LAKESHORE DRIVE

SEABROOK, TEXAS 77586 · HARRIS COUNTY

EL LAGO ESTATES | SECTION 2 | TAYLOR LAKE VILLAGE

\$2,790,000

ASKING PRICE

2.43 AC

LAND AREA

105,981 SF

LOT SIZE

\$26.33/SF

PRICE PER SF

DIRECT

WATER ACCESS

Sepi Akhavi | (832) 545-7393 | SepiAkhavi@kw.com

EXECUTIVE SUMMARY

205 LAKESHORE DRIVE | SEABROOK, TX 77586

INVESTMENT OVERVIEW

Keller Williams Memorial and Sepi Akhavi are pleased to exclusively present 205 Lakeshore Drive — a singular 2.43-acre waterfront parcel on the shores of Taylor Lake in Seabrook, Texas. This premier homesite is one of the last remaining large-footprint waterfront parcels in the desirable El Lago Estates subdivision, offering unmatched privacy, direct boat access, and panoramic lake views.

The existing 1,174 SF structure (c. 1952) is to be demolished; the property is priced entirely on land value. Significant improvements have already been completed, including a newly rebuilt bulkhead, elevation enhancements, a private boat launch, and a full-length waterfront deck. Modern utilities are in place and the site is primed for immediate development of a trophy custom estate.

Owner financing is available, and the seller has represented that the parcel may be subdivided — creating rare optionality for developers seeking two premier waterfront homesites in one transaction.

INVESTMENT HIGHLIGHTS

Newly Rebuilt Bulkhead & Deck

Full-length waterfront deck and new bulkhead completed — significant capital investment already done.

Subdividable Per Seller

Potential to create two premium waterfront homesites from a single acquisition.

Rare 2.43-Acre Lakefront Parcel

Virtually impossible to find at this scale in the Clear Lake / Taylor Lake market.

Owner Financing Available

Flexible terms available from seller — broadens qualified buyer pool.

KEY FACTS

Address	205 Lakeshore Drive, Seabrook TX
HOA	None
List Price	\$2,790,000
Price / SF (Land)	\$26.33 / SF
Lot Size	105,981 SF 2.433 Acres
Subdivision	El Lago Estates, Sec 2
County / ETJ	Harris Co. / Taylor Lake Village
Water Features	Bulkhead · Boat Launch · Deck
Utilities	Public Water · Septic · Well
Annual Taxes	\$19,620 (2025)
Financing	Cash · Conv · VA · Owner Finance

PROPERTY GALLERY

205 LAKESHORE DRIVE | SEABROOK, TX 77586 | TAYLOR LAKE WATERFRONT



AERIAL — PARCEL BOUNDARY



TAYLOR LAKE — WIDE VIEW



WATERFRONT BULKHEAD — CLOSE VIEW



AERIAL WITH PIN — SITE LOCATION



CITY & LAKE CONTEXT — SEABROOK



PROPERTY SPECIFICATIONS

SITE | PHYSICAL | UTILITIES | FLOOD ZONE

PROPERTY INFORMATION

Property Name	205 Lakeshore Drive
Legal Description	LT 2 El Lago Estates Sec 2
Address	205 Lakeshore Drive, Seabrook TX 77586
County / ETJ	Harris County / Taylor Lake Village
Tax Account	076-053-002-0002
Fence	Fenced
Subdivision	El Lago Estates, Section 2
Property Type	Waterfront Residential Land
Year Built (Existing)	1952 — Demo Value Only
Existing Improv. SF	1,174 SF (to be demolished)
Lot Size	105,981 SF / 2.433 Acres

WATERFRONT FEATURES

- Newly rebuilt wood bulkhead (full waterfront length)
- Full-length waterfront deck — sunset & boating views
- Private boat launch with direct Taylor Lake access
- Boat slip on shoreline
- Significant elevation improvements completed
- Lake View · Lakefront · Corner positioning

UTILITIES

- Public Water (on-site)
- Septic Tank (on-site)
- Well (on-site)
- Modern utilities per seller — verify independently

FINANCIAL SUMMARY

PRICING | TAXES | FINANCING | TRANSACTION

\$2,790,000

LIST PRICE

No reduction since listing

\$26.33

PRICE / LAND SF

Based on 105,981 SF

\$1,147,000

PRICE / ACRE

Based on 2.433 acres

\$19,620

ANNUAL TAXES

2025 / w/o exemptions

FINANCIAL DETAIL

ITEM	VALUE	NOTES
List Price	\$2,790,000	No price change since listing 02/27/2026
Original List Price	\$2,790,000	12 days on market as of 03/11/2026
Price / Land SF	\$26.33 / SF	105,981 SF total lot size
Price / Acre	~\$1,147,000 / AC	2.433 acres total
Annual Property Tax	\$19,620 (2025)	Harris County w/o exemptions
Tax Rate	2.3252%	Taylor Lake Village / Harris County
HOA / Maint. Fees	None	No HOA encumbrance

BUYER NOTES

Showing

Drive-by only. Appt required. No interior access.

Offers

Submit with proof of funds. Contact agent for owner financing terms.

Subdivision

Per seller, parcel may be divided. Verify with county independently.

Utilities

Public water, septic, well reported. Must be independently verified.

Title

Call agent for title info and owner financing terms.

LOCATION & MARKET OVERVIEW

CLEAR LAKE AREA | SEABROOK / TAYLOR LAKE VILLAGE | HARRIS COUNTY, TEXAS



SUBMARKET CONTEXT

205 Lakeshore Drive sits within the Clear Lake Area market — one of the most sought-after waterfront corridors in the greater Houston metro. The submarket is anchored by NASA Johnson Space Center, supporting steady demand from aerospace professionals, engineers, executives, and retirees seeking premium waterfront living. Seabrook and Taylor Lake Village consistently command among the highest waterfront land premiums in Harris County.

The property enjoys direct proximity to Seabrook's waterfront retail and restaurant district, Galveston Bay access via Taylor Lake, and is within the top-rated Clear Creek ISD school district.

Clear Lake

MARKET AREA

~25 mi

TO DOWNTOWN HOUSTON

~3 mi

TO SEABROOK WATERFRONT

~3 mi

TO NASA JSC

SCHOOL DISTRICT & NEIGHBORHOOD

School District:	Clear Creek ISD — District 9	Elementary:	Ed H White Elementary
Middle School:	Seabrook Intermediate	High School:	Clear Falls High School
Directions:	SB Hwy 146 → W NASA Rd 1 → N Lakeshore Dr	Key Map:	619M

DISCLAIMER

Confidentiality & Disclaimer

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Information About Brokerage Services

Texas law requires all real estate license holders to give the following information about brokerage services to prospective buyers, tenants, sellers and landlords.



TYPES OF REAL ESTATE LICENSE HOLDERS:

- A **BROKER** is responsible for all brokerage activities, including acts performed by sales agents sponsored by the broker.
- A **SALES AGENT** must be sponsored by a broker and works with clients on behalf of the broker.

A BROKER'S MINIMUM DUTIES REQUIRED BY LAW (A client is the person or party that the broker represents):

- Put the interests of the client above all others, including the broker's own interests;
- Inform the client of any material information about the property or transaction received by the broker;
- Answer the client's questions and present any offer to or counter-offer from the client; and
- Treat all parties to a real estate transaction honestly and fairly.

A LICENSE HOLDER CAN REPRESENT A PARTY IN A REAL ESTATE TRANSACTION:

AS AGENT FOR OWNER (SELLER/LANDLORD): The broker becomes the property owner's agent through an agreement with the owner, usually in a written listing to sell or property management agreement. An owner's agent must perform the broker's minimum duties above and must inform the owner of any material information about the property or transaction known by the agent, including information disclosed to the agent or subagent by the buyer or buyer's agent. **An owner's agent fees are not set by law and are fully negotiable.**

AS AGENT FOR BUYER/TENANT: The broker becomes the buyer/tenant's agent by agreeing to represent the buyer, usually through a written representation agreement. A buyer's agent must perform the broker's minimum duties above and must inform the buyer of any material information about the property or transaction known by the agent, including information disclosed to the agent by the seller or seller's agent. **A buyer/tenant's agent fees are not set by law and are fully negotiable.**

AS AGENT FOR BOTH - INTERMEDIARY: To act as an intermediary between the parties the broker must first obtain the written agreement of each party to the transaction. The written agreement must state who will pay the broker and, in conspicuous bold or underlined print, set forth the broker's obligations as an intermediary. A broker who acts as an intermediary:

- Must treat all parties to the transaction impartially and fairly;
- May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
- Must not, unless specifically authorized in writing to do so by the party, disclose:
 - o that the owner will accept a price less than the written asking price;
 - o that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
 - o any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

AS SUBAGENT: A license holder acts as a subagent when aiding a buyer in a transaction without an agreement to represent the buyer. A subagent can assist the buyer but does not represent the buyer and must place the interests of the owner first.

TO AVOID DISPUTES, ALL AGREEMENTS BETWEEN YOU AND A BROKER SHOULD BE IN WRITING AND CLEARLY ESTABLISH:

- The broker's duties and responsibilities to you, and your obligations under the representation agreement.
- Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

LICENSE HOLDER CONTACT INFORMATION: This notice is being provided for information purposes. It does not create an obligation for you to use the broker's services. Please acknowledge receipt of this notice below and retain a copy for your records.

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INITIAL INITIAL
Buyer/Tenant/Seller/Landlord Initials Date

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EXCLUSIVELY OFFERED BY

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