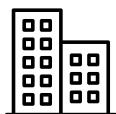


11417 Walton Hill Pass Road, Manor, Texas

± 95.72 Acres for Sale



ABOUT THE PROPERTY



Land Area

Approximately 95.721 Acres



Price

Contact Broker for
Pricing



Utilities

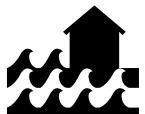
Aqua Water, Oncor
Electric

(Buyer to Verify Capacity)



Jurisdiction

Travis County



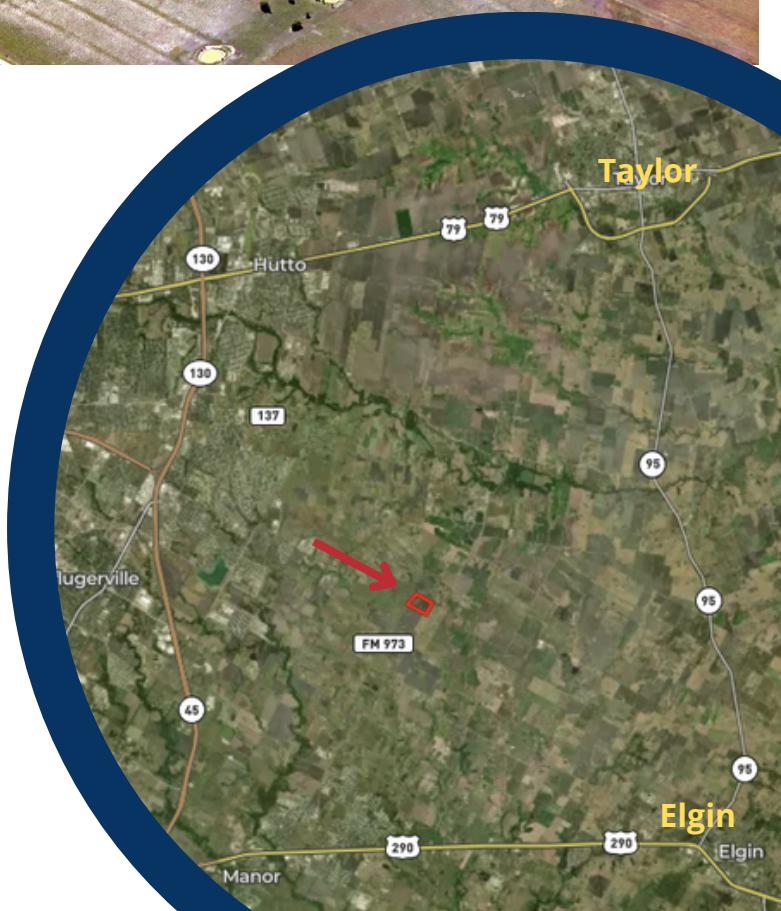
Flood Hazard

Not Located in Floodplain



Zoning

Located in ETJ



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Property Highlights

Prime Frontage along the FM 973 Growth Corridor

- With approximately 1690 Feet of Frontage on FM 973 this high visibility placement is located along a fast growing corridor, ideal for commercial/industrial transition or future mixed use.

8 Miles From Samsung

- approximately 8 miles (about a sub-10-minute drive, traffic permitting) to the new semiconductor campus, capture the growth without paying "Samsung-adjacent" premiums.

Prime Land for Development

- largely level, open farmland with deep, contiguous acreage that keeps site plans efficient and infrastructure costs down.

Low Carry Costs

- Current agricultural valuation offers low holding costs while entitlements advance (buyer to verify).

Strong regional connectivity

- minutes to SH-130, US-79, and US-290 for Austin, Taylor, Round Rock, and major logistics nodes. Property is located in a prime position for future development



Contact Us



Grayson Silverman
512-589-8968



grayson@matexas.com