

Land For Sale

RM 2325 & Jacobs Well Rd | Wimberley, TX



JD TORIAN
512.236.4600 | jd.torian@srsre.com
TX License No. 472612



For Sale

RM 2325 & Jacobs Well Rd
Wimberley, TX

Property Specifications

LOT SIZE AVAILABLE

Tract 2 | 1.72 AC

LOT SIZE AVAILABLE

Tract 3 | 1.82 AC

PRICE

Contact Broker

Rare opportunity to secure a prominent land position in a supply-constrained market

Shovel-Ready Commercial Lots Available

Utilities:

Aqua Water Supply Corp (3/4" meters on both tracts; larger capacity available)

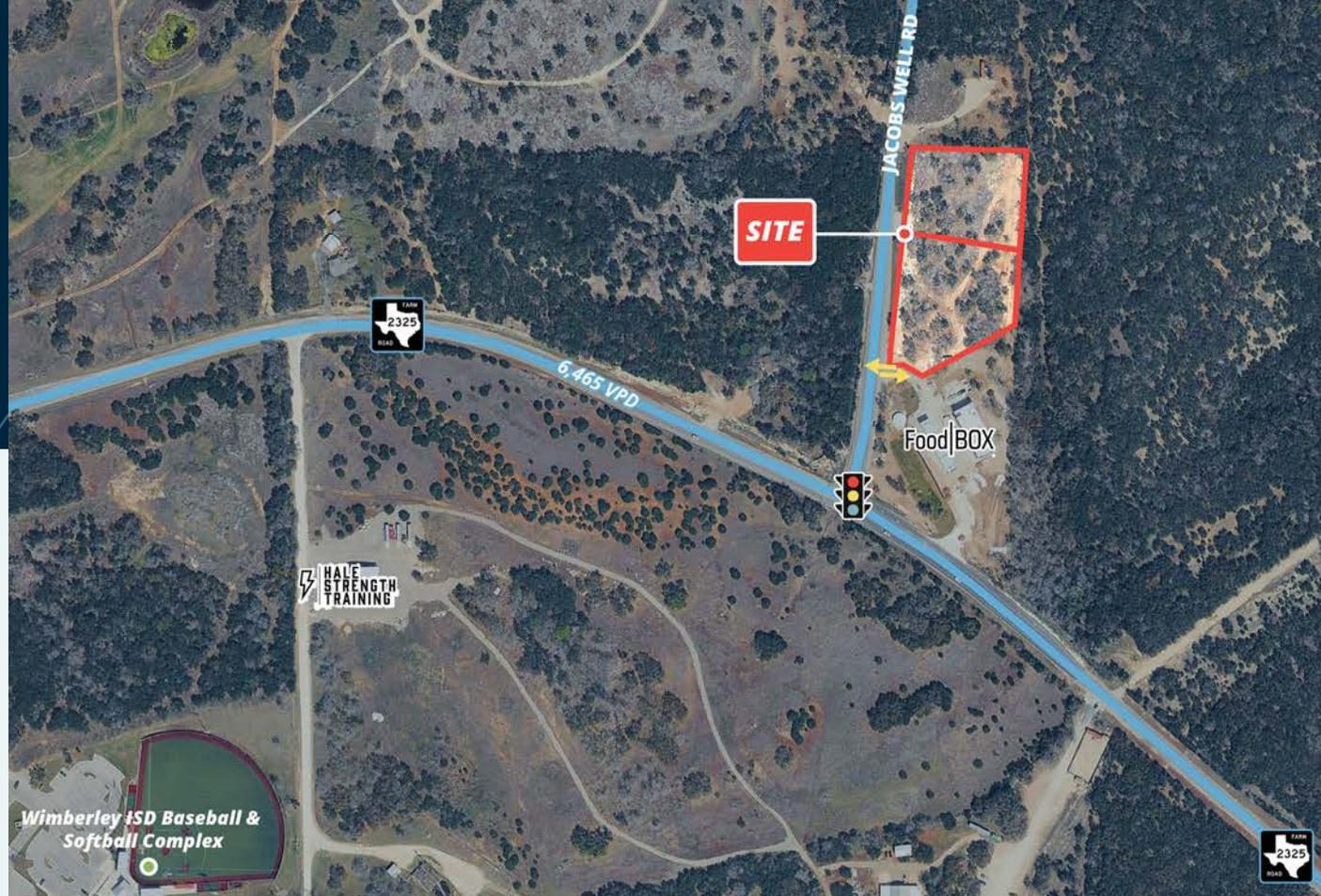
Electric Available

Detention Complete

Located in a planned retail development

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About the Property

- Land site at the signalized intersection of RM 2325 & Jacobs Well Rd
- Located in the heart of the Wimberley growth corridor, serving both local residents and regional traffic
- Excellent visibility and access with strong frontage along two major roadways
- Rapidly growing Hill Country market with increasing residential and commercial development
- Surrounded by established neighborhoods, destination retail, and popular local attractions
- Strong daytime and weekend traffic driven by tourism, outdoor recreation, and local demand

Traffic Counts

FM 2325	11,075 VPD
RR 12	11,328 VPD

Year: 2024 | Source: TxDot

Join These Nearby Retailers



Trade Aerial | NEC of RM 2325 & Jacobs Well Road

Wimberley, TX



SITE

11,075 VPD

11,328 VPD



Wimberley ISD Baseball & Softball Complex

Old Baldy Historical Landmark

Wimberley High School
±851 Students

Danforth Junior High School
±625 Students

Blue Hold Primary
±669 Students

Double J Ranch Golf Club

Johnson Family Soccer Fields & Blue Hole Regional Park



WOODCREEK

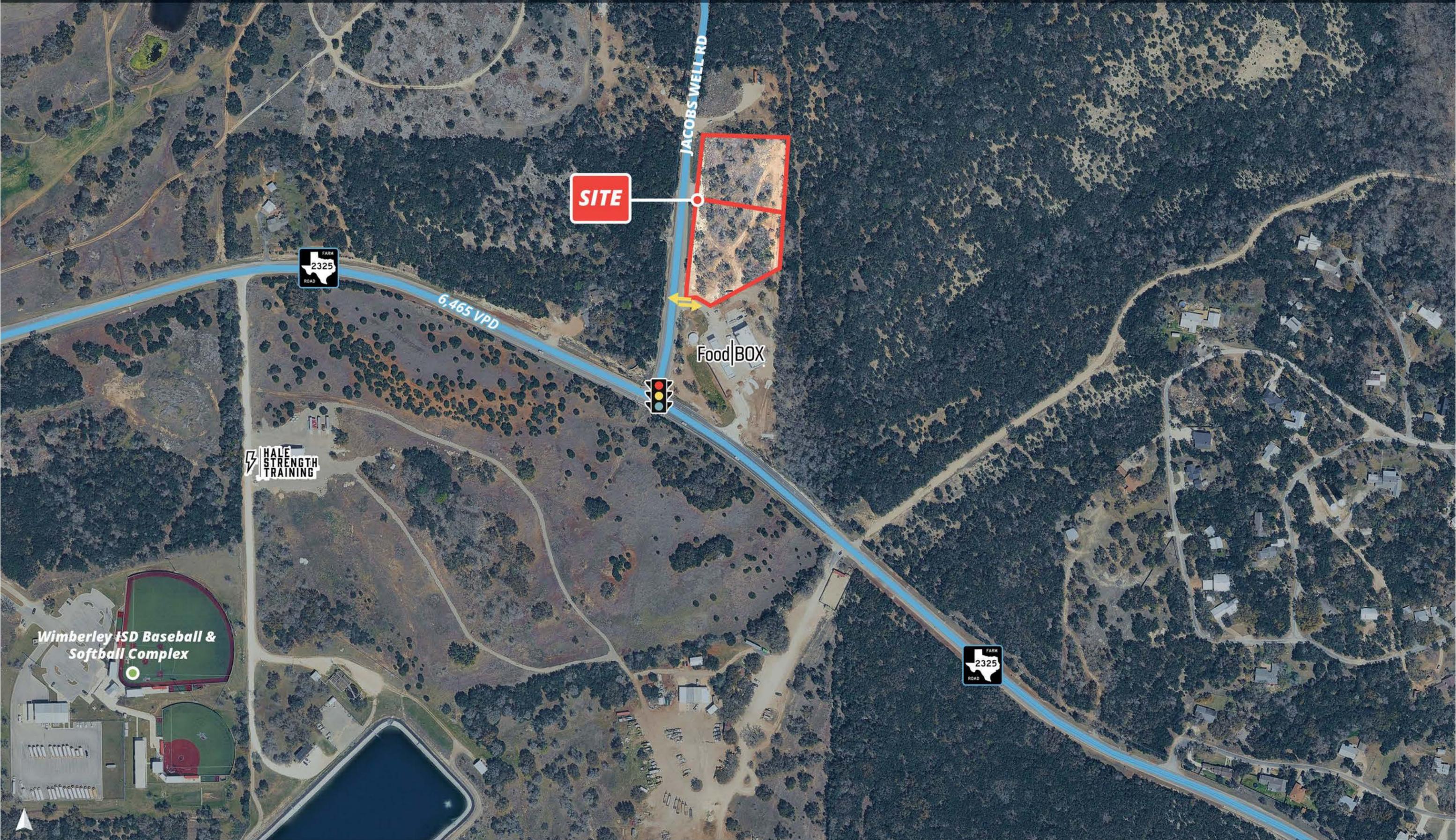
WIMBERLEY



OLD KYLE RD

Site Aerial | NEC of RM 2325 & Jacobs Well Road

Wimberley, TX



SITE

JACOBS WELL RD

FARM ROAD 2325

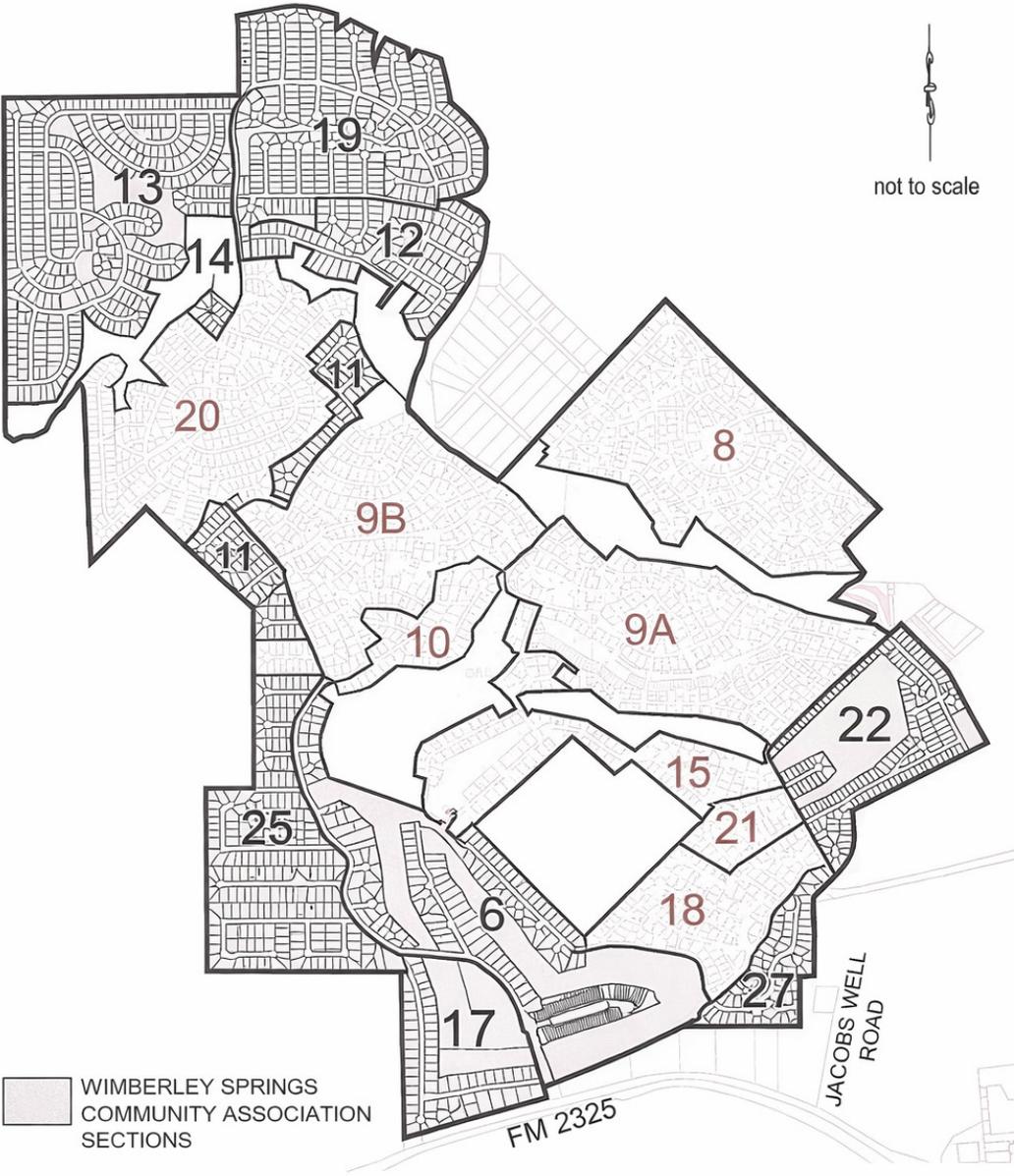
6,465 VPD

Food|BOX

HALE STRENGTH TRAINING

Wimberley ISD Baseball & Softball Complex

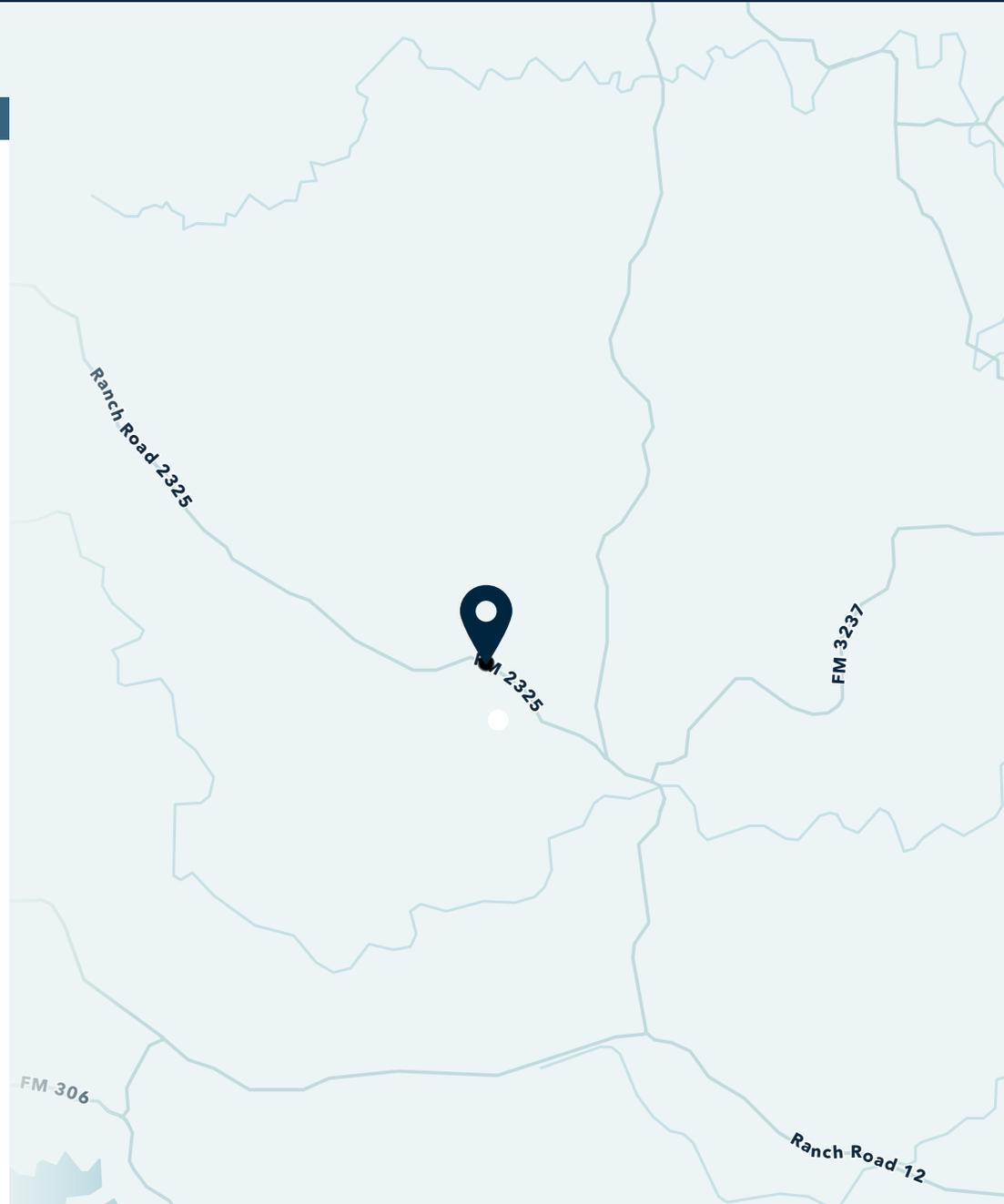
FARM ROAD 2325





Area Snapshot

Population	3 MILES	5 MILES	10 MILES
2025 Estimated Population	7,497	11,862	27,709
2030 Projected Population	7,851	12,427	30,504
Proj. Annual Growth 2025 to 2030	0.93%	0.93%	1.94%
Daytime Population			
2025 Daytime Population	7,278	11,998	23,891
Workers	3,360	5,665	9,644
Residents	3,918	6,333	14,247
Income			
2025 Est. Average Household Income	\$110,146	\$127,107	\$144,194
2025 Est. Median Household Income	\$79,355	\$91,346	\$104,387
Households & Growth			
2025 Estimated Households	3,360	5,236	11,734
2030 Estimated Households	3,590	5,603	13,163
Proj. Annual Growth 2025 to 2030	1.33%	1.36%	2.33%
Race & Ethnicity			
2025 Est. White	84%	83%	81%
2025 Est. Black or African American	0%	0%	1%
2025 Est. Asian or Pacific Islander	1%	1%	1%
2025 Est. American Indian or Native Alaskan	1%	1%	1%
2025 Est. Other Races	14%	15%	17%
2025 Est. Hispanic (Any Race)	13%	14%	16%

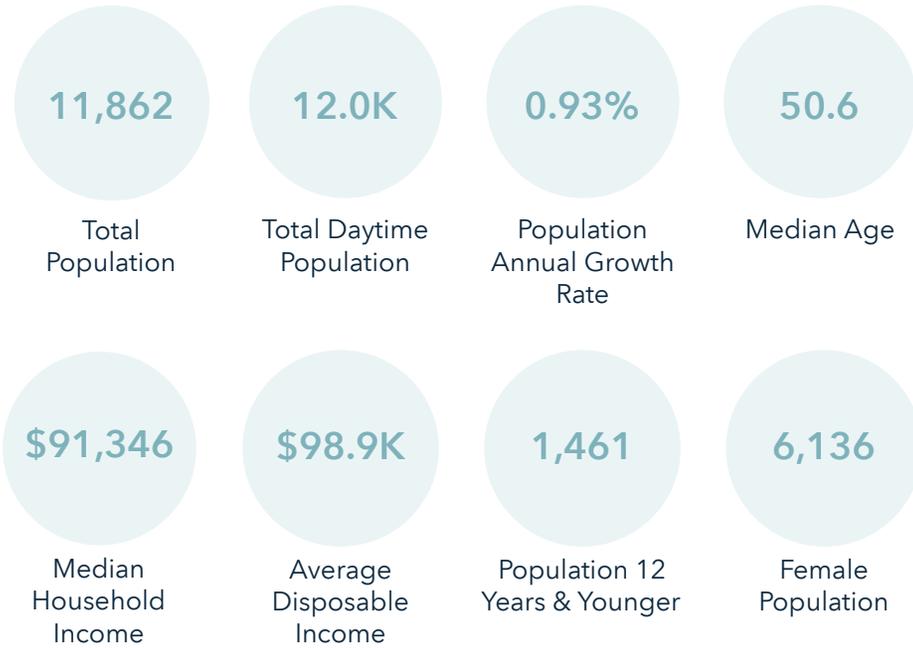


Want more? Contact us for a complete demographic, foot-traffic, and mobile data insights report.



Ring of 5 Miles

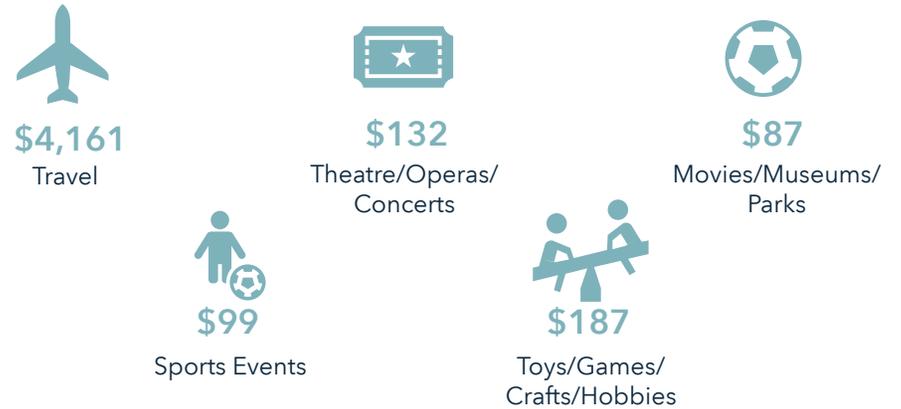
Key Facts



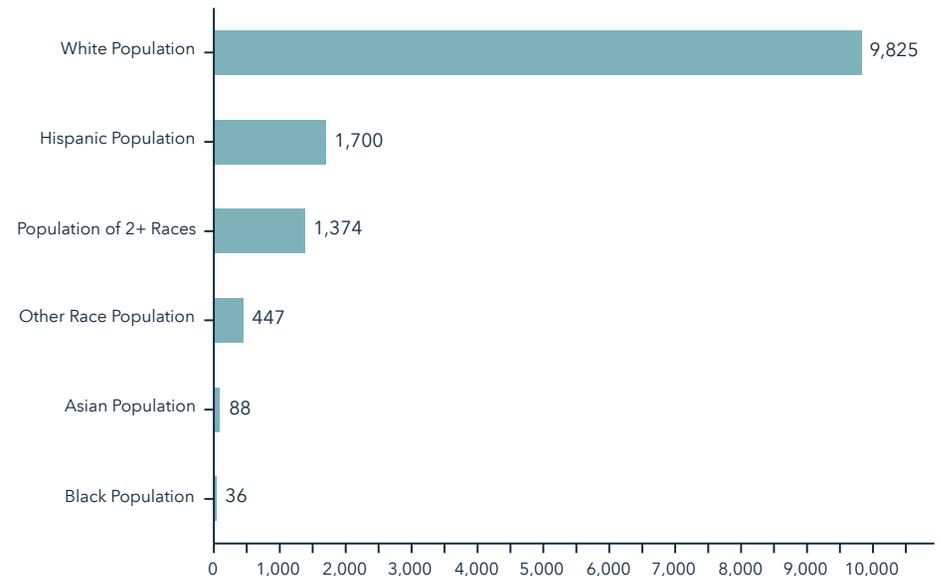
Annual Household Spending



Annual Lifestyle Spending



Race





Information About Brokerage Services

Texas Real Estate Commission (2-10-2025)



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 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:
 - that the owner will accept a price less than the written asking price;
 - that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
 - 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.

SRS Real Estate Partners	9005621	ryan.johnson@srsre.com	214.540.3285
<i>Licensed Broker/Broker Firm Name or Primary Assumed Business Name</i>	<i>License No.</i>	<i>Email</i>	<i>Phone</i>
Ryan Andrews Johnson	525292	ryan.johnson@srsre.com	214.540.3285
<i>Designated Broker of Firm</i>	<i>License No.</i>	<i>Email</i>	<i>Phone</i>

Webb Sellers	589055	webb.sellers@srsre.com	210.504.2781
<i>Licensed Supervisor of Sales Agent/Associate</i>	<i>License No.</i>	<i>Email</i>	<i>Phone</i>
JD Torian	472612	jd.torian@srsre.com	512.236.4600
<i>Sales Agent/Associate's Name</i>	<i>License No.</i>	<i>Email</i>	<i>Phone</i>
<i>Buyer Initials</i>	<i>Tenant Initials</i>	<i>Seller Initials</i>	<i>Landlord Initials</i>
			<i>Date</i>



SRS REAL ESTATE PARTNERS

901 S Mopac Expressway
Building II Suite 500
Austin, TX 78746
512.236.4600

SRSRE.COM

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