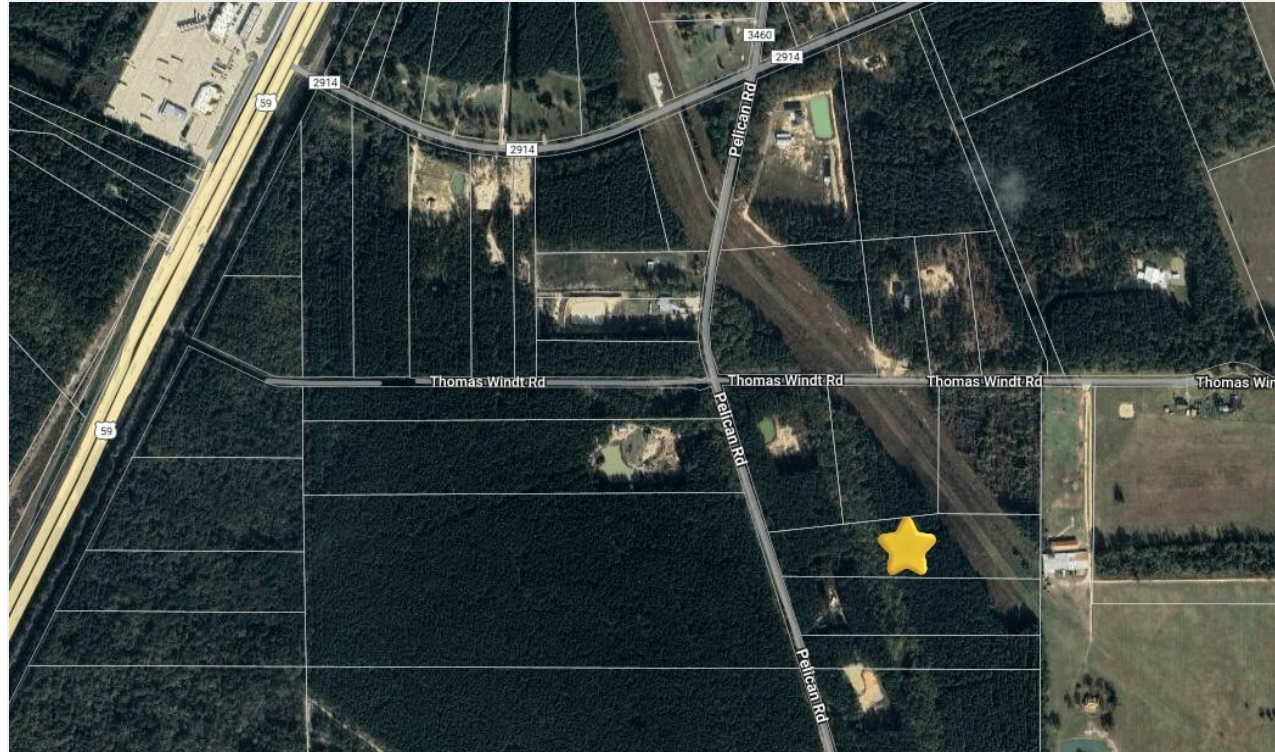


0 Pelican Rd



Presented by
The Nina Marino Realty Team

0 Pelican Rd, Shepherd, TX 77371

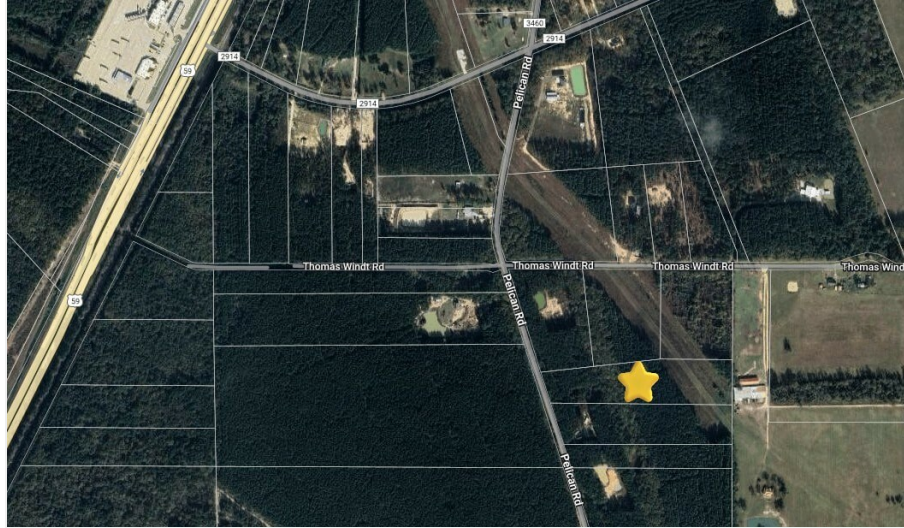


Price: \$450,000

This excellent property, spanning over 11 acres, is located just minutes from Highway 59. It offers unrestricted commercial use, making it ideal for building a business or even a combined home and business. As unimproved land near Highway 59, it presents unlimited opportunities, especially with its great growth potential for new subdivisions or shopping centers in the area.

0 Pelican Rd

0 Pelican Rd, Shepherd, TX 77371



Great Property just minutes from Highway 59! 11+ Acres to build your Business or Home and Business! Unrestricted Commercial Use!

Minutes from Highway 59



Nina Marino

sales@ninamarino.com
(281) 364-3773

The Nina Marino Realty Team

2219 Sawdust Rd, Suite 1802
The Woodlands, TX 77380



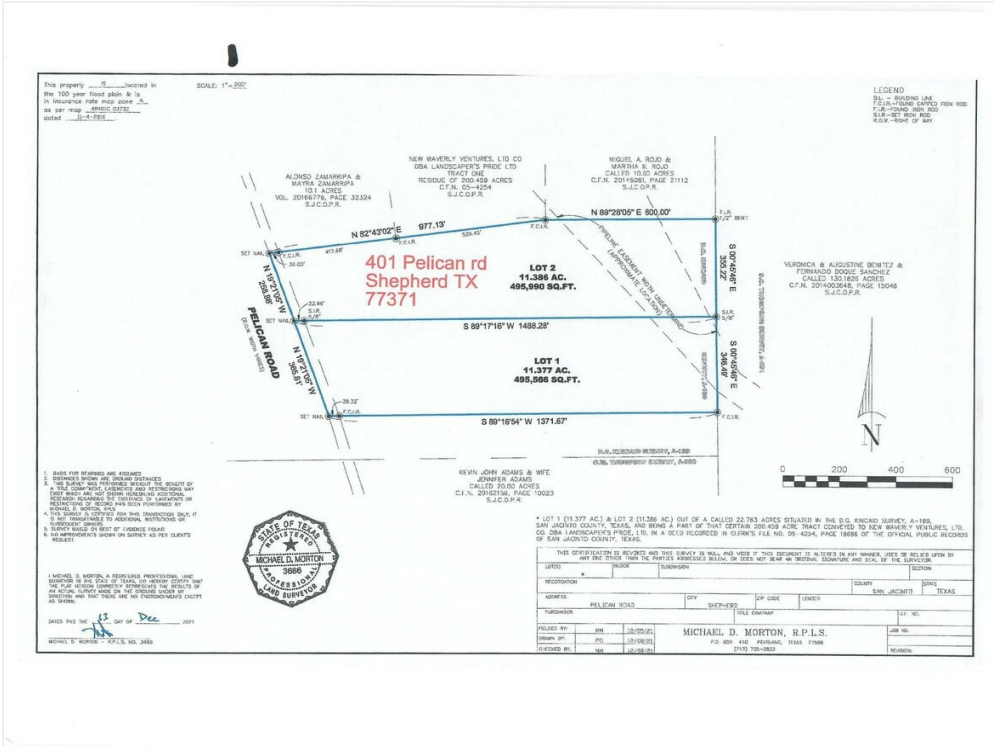
0 Pelican Rd

0 Pelican Rd, Shepherd, TX 77371

0 Pelican Rd

0 Pelican Rd, Shepherd, TX 77371

Property Photos



Survey



0 Pelican Rd

0 Pelican Rd, Shepherd, TX 77371

Property Photos



GE

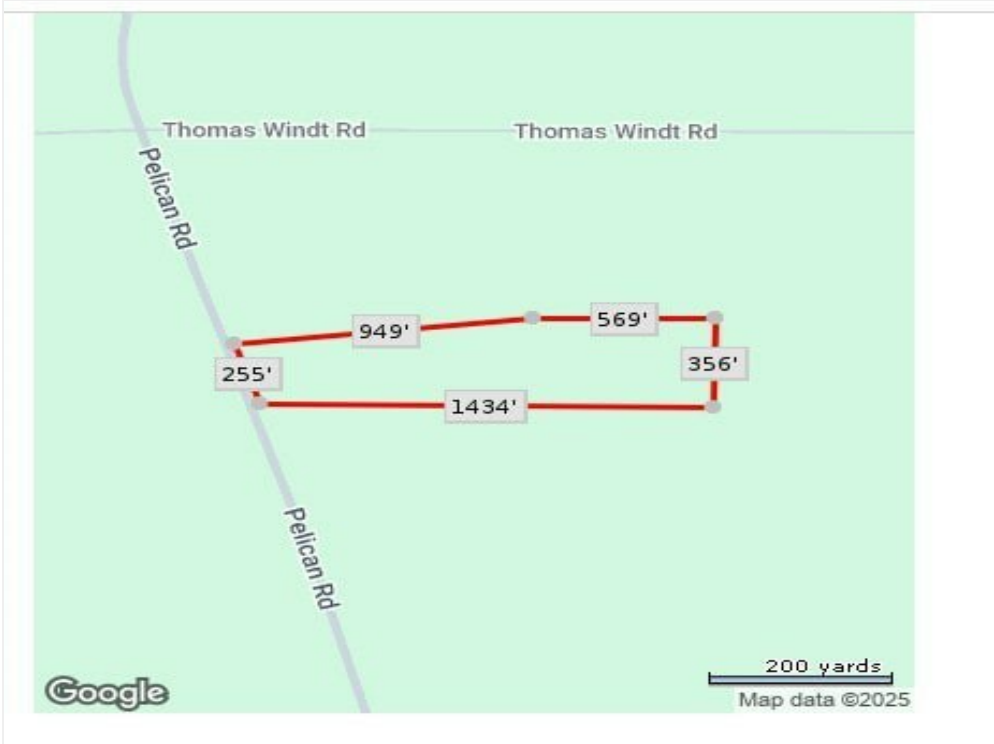


Google Earth

0 Pelican Rd

0 Pelican Rd, Shepherd, TX 77371

Property Photos



Overhead



Pelican

0 Pelican Rd

0 Pelican Rd, Shepherd, TX 77371

Location

