

30 ACRES NEAR IAH

CYPRESSWOOD DR, HUMBLE, TX 77338

FOR SALE: \$2,100,000

PROPERTY SUMMARY | LAND



PROPERTY DESCRIPTION

- INVESTMENT OPPORTUNITY
- Right next to Hardy Toll Road, I-45, and I-69
- 30.40-acre tract
- Located in Aldine ISD
- Property is partially cleared
- Ready to be developed for almost any use
- Endless opportunities that the Humble areas have to offer!

LOCATION DESCRIPTION

This property, situated close to 1960 on Cypresswood, is in a prime location near major retailers, extensive residential developments, and just minutes from Bush Intercontinental Airport. Its proximity to key commercial hubs and residential areas, coupled with easy access to one of Houston's major airports, makes it an ideal spot for a variety of business ventures or development projects. The location offers both high visibility and convenience, perfect for capitalizing on the area's continuous growth and traffic.

ADAM OLSEN

936.662.7853

adam@thecommercialprofessionals.com



To Schedule A Showing Call 713.538.1638

OFFERING SUMMARY

Sale Price:	\$2,100,000
Lot Size:	30.401 Acres

DEMOGRAPHICS	0.5 MILES	1 MILE	1.5 MILES
Total Households	638	2,930	5,918
Total Population	2,005	9,408	18,563
Average HH Income	\$69,675	\$71,380	\$70,353

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2800 Post Oak Blvd, Suite 4100, Houston, TX 77056

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RETAILER MAP | LAND



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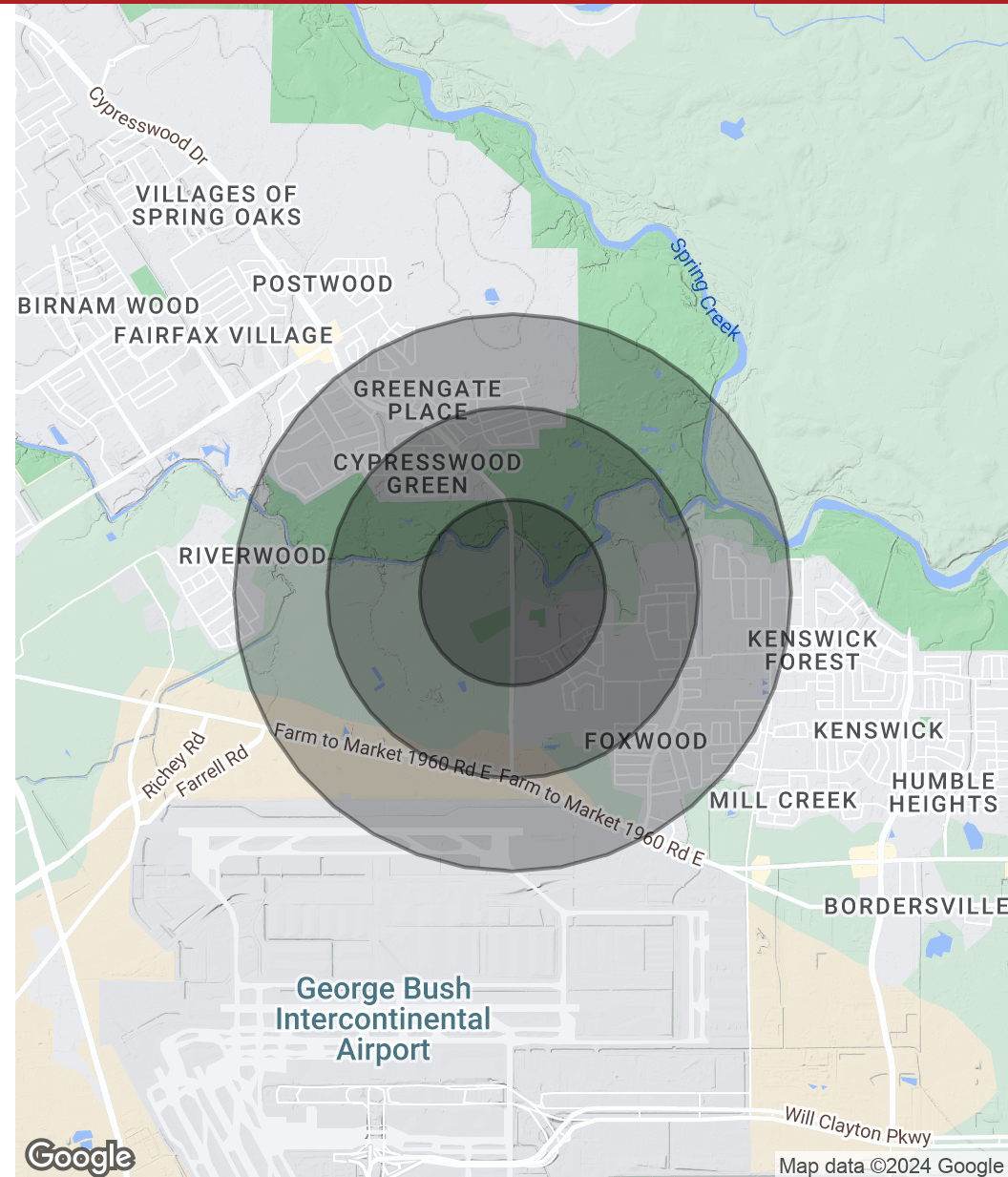
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DEMOGRAPHICS MAP & REPORT | LAND

POPULATION	0.5 MILES	1 MILE	1.5 MILES
Total Population	2,005	9,408	18,563
Average Age	31.9	31.8	32.5
Average Age (Male)	28.8	28.7	30.3
Average Age (Female)	36.3	34.5	34.0

HOUSEHOLDS & INCOME	0.5 MILES	1 MILE	1.5 MILES
Total Households	638	2,930	5,918
# of Persons per HH	3.1	3.2	3.1
Average HH Income	\$69,675	\$71,380	\$70,353
Average House Value	\$158,789	\$155,331	\$149,685

* Demographic data derived from 2020 ACS - US Census



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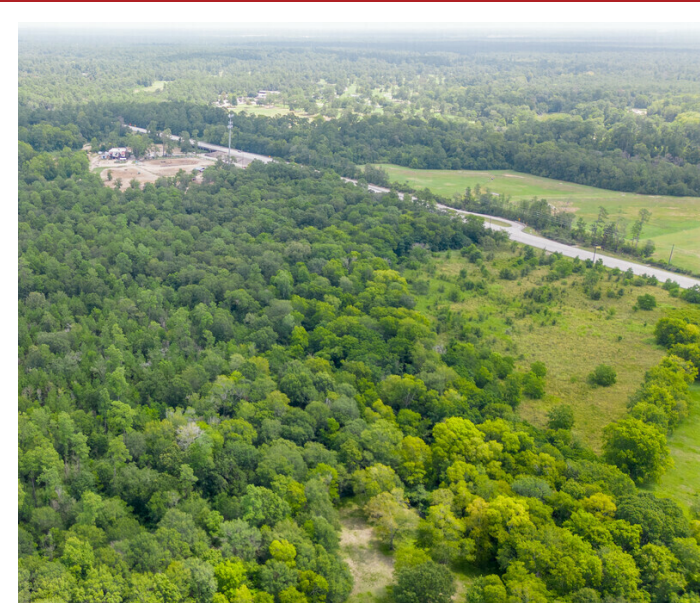
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ADDITIONAL PHOTOS | LAND



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