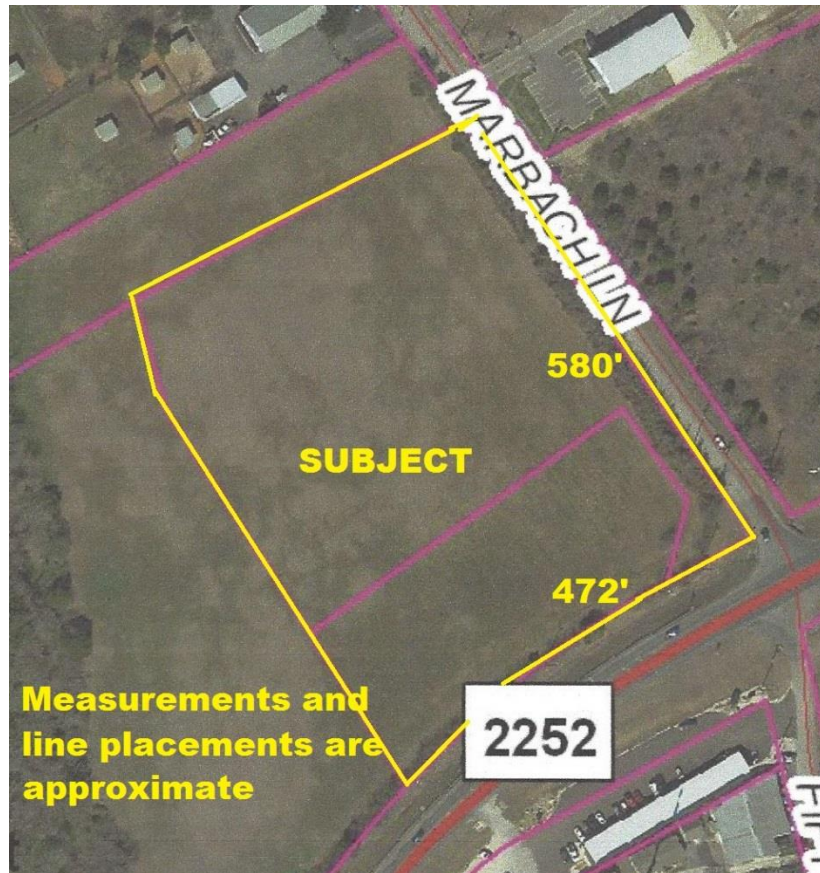


NE UNZONED LAND TRACT FOR SALE



- Location: NE San Antonio approx 1.5 miles outside Loop 1604 at northerly corner of Nacogdoches Rd (FM 2252) and Marbach Ln in area of new retail and new, as well as established industrial developments
- Address: [18435 FM 2252, San Antonio, Tx 78266](https://www.google.com/maps/place/18435+FM+2252,+San+Antonio,+TX+78266) (please click on address for map)
- Size: ±7.46 acres
- Zoning: Outside City Limits Comal County
- Topography: Nearly flat with slight slope towards Bracken Creek
- Utilities: Seller's 3 acre feet of water rights for site to convey; Seller to equip site with water well as part of conveyance; Septic for wastewater; San Antonio CPS electric
- Flood Plane: Very small fraction of site is designated as 100 yr flood plane by FEMA
- Comments: Site enjoys multiple access routes to expressway system and Loop 1604; FM 2252 traffic count increasing; Convenient corner access
- List Price: \$1.6 ml

For Further Information Contact:

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