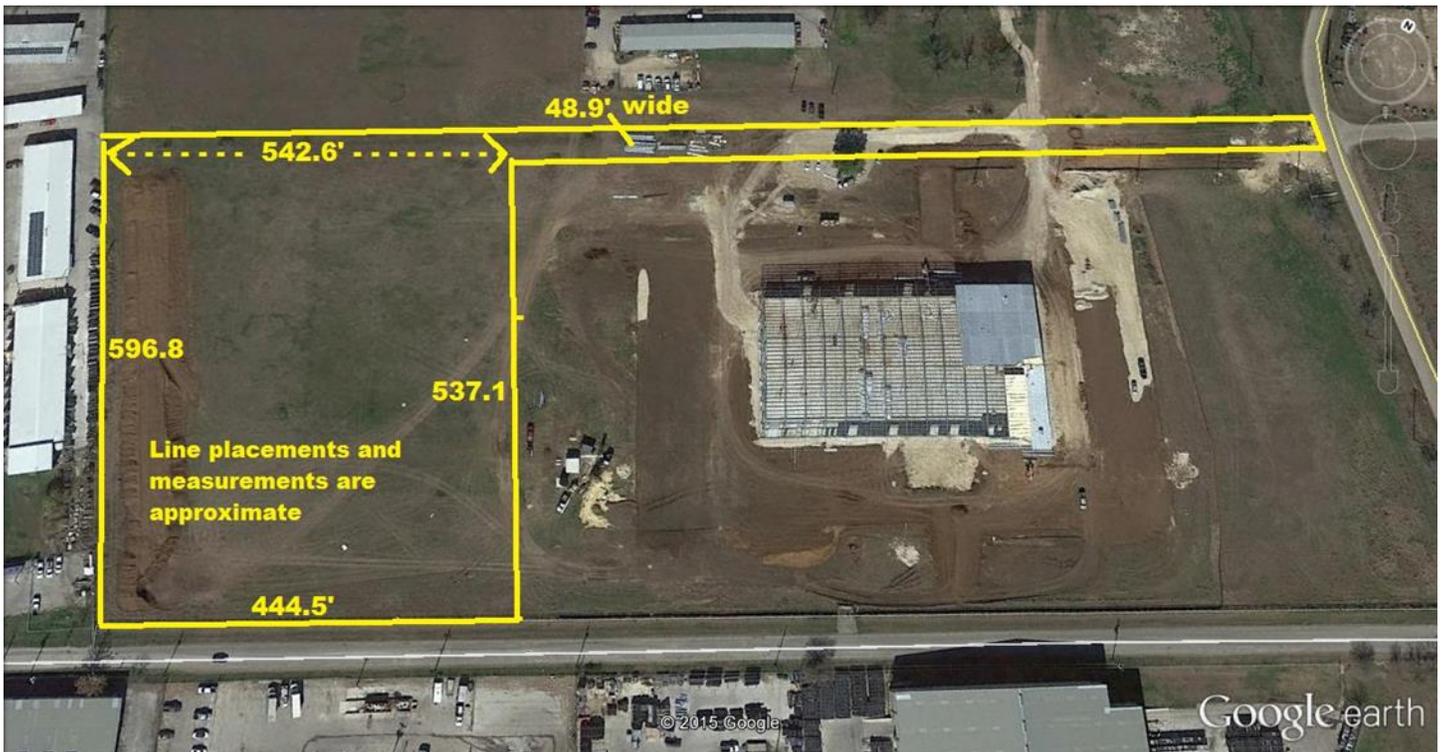


NE INDUSTRIAL TRACT BUILD TO SUIT



- Location - NE San Antonio approx 2 miles outside Loop 1604 in the NWQ of Nacogdoches Rd/FM 2252 and Evans Rd
- Address - [18981 Marbach Ln, Bracken, Tx 78266](https://www.google.com/maps/place/18981+Marbach+Ln,+Bracken,+TX+78266) (please click on address for map)
- Size - \pm 6.63 acres plus driveway area
- Zoning - Site is outside city limits in Comal County
- Utilities - CPS electric, water available from seller facility abutting subject property, septic wastewater
- Topography - Flat
- Driveway Access - Access to tract is via a culvert (pictured below) and approx 48.9' wide driveway shared with front abutting tract
- Comments - Site enjoys multiple access routes to expressway system; Bracken area is home to numerous new industrial Developments

For further information please contact:

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Shared driveway entry

