

\$2,215,000 - 6506 Us Highway 181 N, Floresville

MLS® #1734731

\$2,215,000

Bedroom, Bathroom, 3,641,616 sqft
Commercial on 83.00 Acres

N/A, Floresville, TX

83.6 Acres of potential with US Highway 181 frontage and access from FM 775. Almost all of the land is cleared and level. 706 ft of Hwy 181 road frontage. On-site utilities include three-phase electricity and a 300 GPM (per report), 390 foot depth Carrizo Aquifer Water Well. Commercial driveway on Hwy 181 entrance. 50 foot wide easement connecting to FM 775. The Annual Average Daily Traffic count in November 2022 was 23,738. Only 22 miles to downtown San Antonio. Incredible growth with new subdivisions projected along Hwy 181. Excellent location for retail, restaurants and industrial development.

Essential Information

MLS® #	1734731
Price	\$2,215,000
Square Footage	3,641,616
Acres	83.00
Type	Commercial
Sub-Type	Commercial Land
Status	Active

Community Information

Address	6506 Us Highway 181 N
Area	2800
Subdivision	N/A
City	Floresville
County	Wilson



State	TX
Zip Code	78114

Amenities

Utilities	Electricity, Septic, Water
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Additional Information

Date Listed	November 20th, 2023
Days on Market	711
Zoning	CM

Listing Details

Listing Agent	Karen Gulick
Listing Office	South Texas Realty, LLC

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