

\$37,000 - 1308 Bert, Seguin

MLS® #1897181

\$37,000

Bedroom, Bathroom, 600 sqft

Land on 0.11 Acres

out/, Seguin, TX

Discover an exceptional build-ready vacant lot in Seguin, TX, offering both convenience and opportunity. This gently wooded parcel features mature trees, city utilities available at the street, no HOA restrictions, and a recently completed survey. Situated outside a flood plain, this lot simplifies site planning and peace of mind. A neighboring lot is also available-ideal for expanded projects or future resale potential. Located in one of the nation's fastest-growing cities, Seguin is emerging as a regional powerhouse economically. Anchored by major employers like Caterpillar, Tyson Foods, and Vitesco Technologies, and boosted by recent capital investments, Seguin boasts robust industrial and manufacturing activity. Significant retail developments-such as the 135,000-sq-ft Seguin Crossing and the innovative Seguin Schoolyard venue-signal a vibrant and expanding commercial landscape. With excellent access to I-10, SH-130, and Interstate corridors, Seguin is perfectly positioned between San Antonio and Austin, making it a smart choice for builders and investors alike.



Essential Information

MLS® #	1897181
Price	\$37,000
Square Footage	600
Acres	0.11

Type	Land
Sub-Type	Residential Lot
Status	Active

Community Information

Address	1308 Bert
Area	2703
Subdivision	out/
City	Seguin
County	Guadalupe
State	TX
Zip Code	78155

Amenities

Amenities	None
Utilities	None

School Information

District	Seguin
Elementary	Not Applicable
Middle	Not Applicable
High	Seguin

Additional Information

Date Listed	September 1st, 2025
Days on Market	56
Zoning	RES

Listing Details

Listing Agent	Elizabeth Schmidtberger
Listing Office	TS Realty TX

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