SWC CR 6000 & CR 1700

Shallowater, TX 79363

160 Acres

Lubbock, TX
6-miles southeast

N Milwaukee Avenue
(from Lubbock, TX)
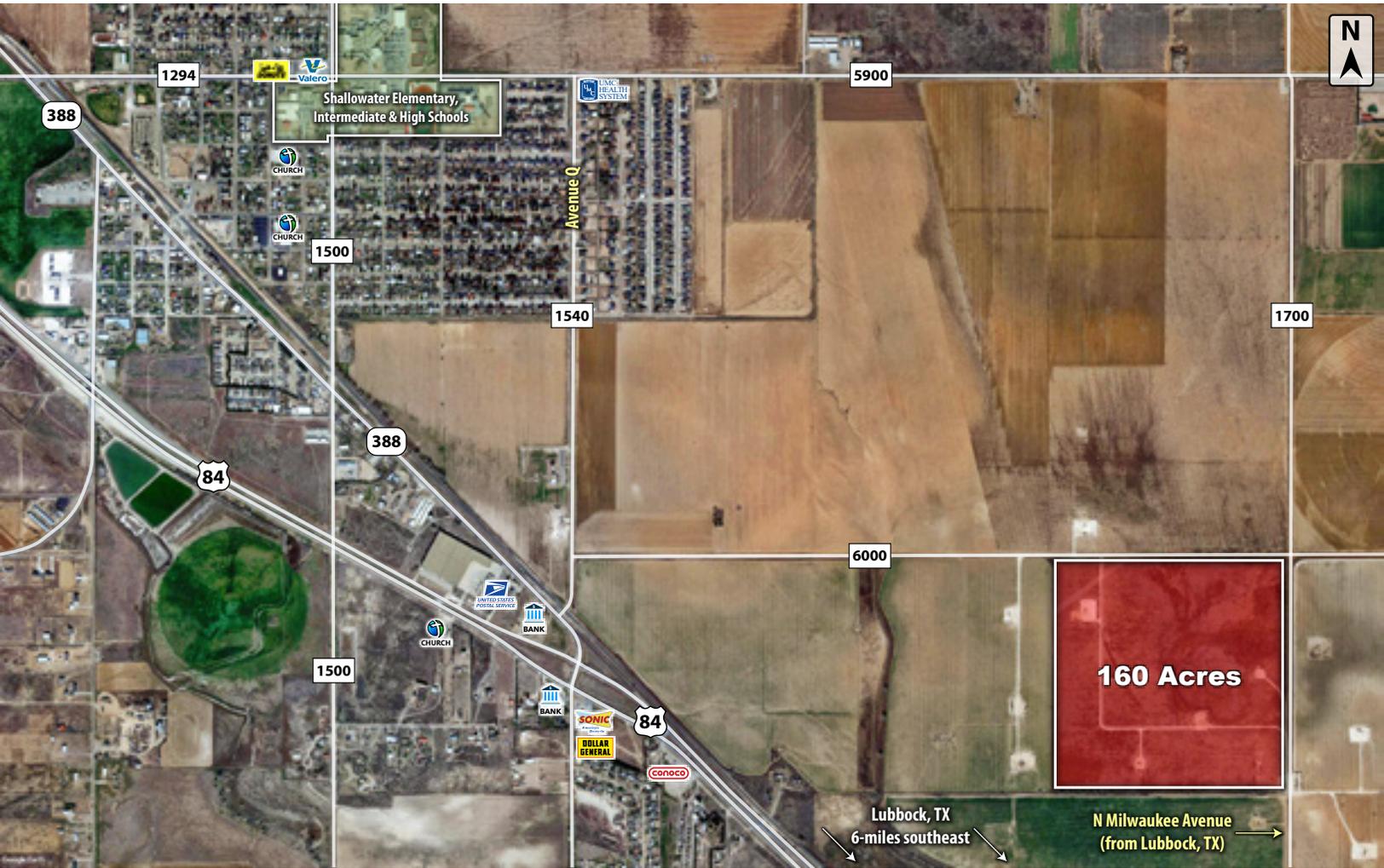
QUICK FACTS

PURCHASE PRICE
$2,200 per Acre

TOTAL ACREAGE
160 Acres

ZONING
Agriculture Land

CBCWORLDWIDE.COM

Beau Tucker, CCIM

806.470.3944
BTucker@CBCWorldwide.com

COLDWELL BANKER COMMERCIAL

CAPITAL ADVISORS

Trade Area & Information

LOCATION
Located southeast of Shallowater, TX at the southwest corner of CR 6000 & CR 1700.

DESCRIPTION
A large agricultural/development tract available just outside the southeastern city limits of Shallowater, TX. This tract is conveniently positioned near Highway 84. A short 5-minute drive to Lubbock. Texas Tech University, University Medical Center, & Covenant Health Systems are only a 12-minute drive away.

• A portion of this property is in the floodplain.
• Currently under CRP.
• 3 oil pumps on property are not included. Mineral rights do not convey.

COLDWELL BANKER COMMERCIAL
CAPITAL ADVISORS

PRICING
160 Acres - $2,200 per Acre

Far Aerial
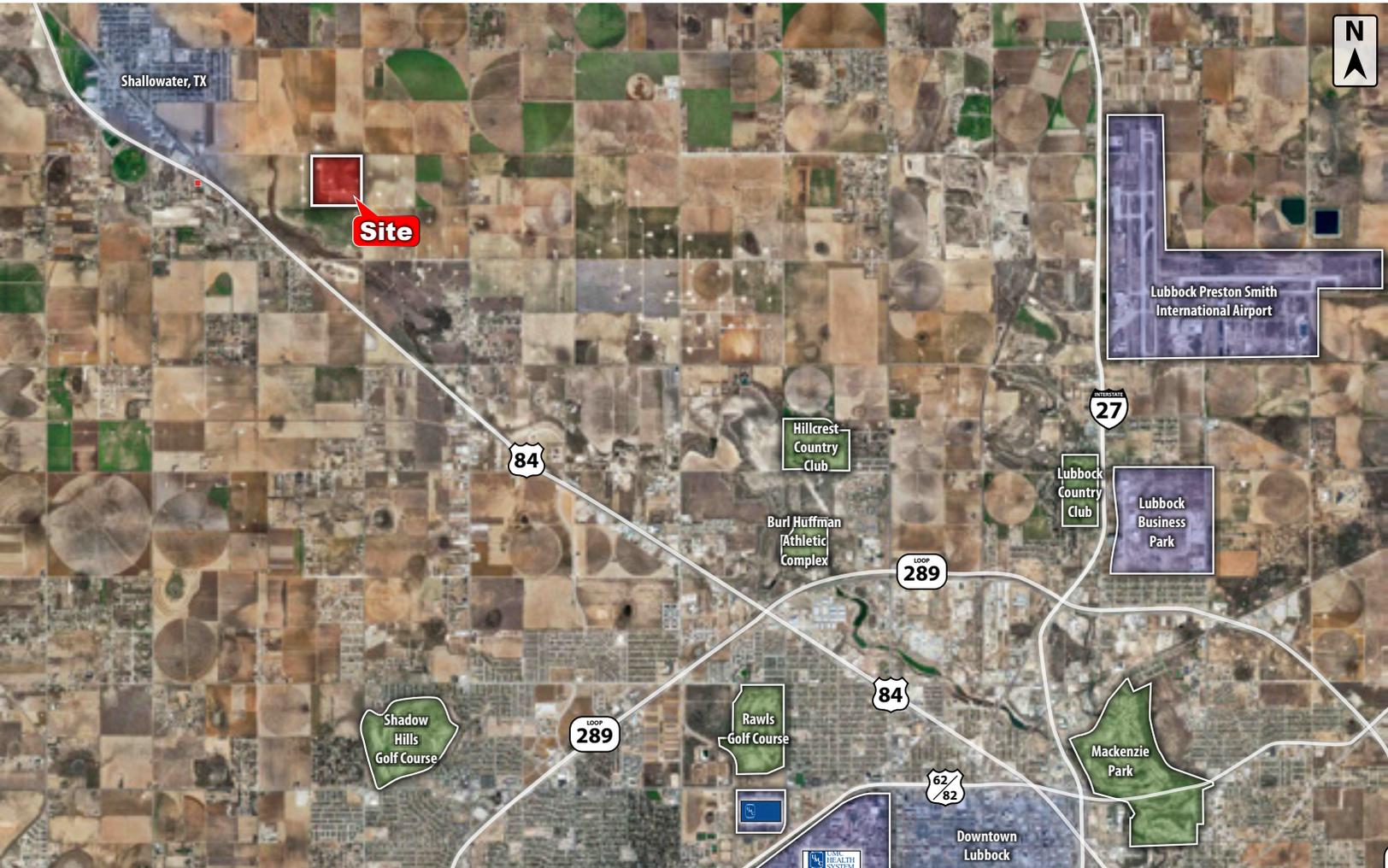
BEAU TUCKER, CCIM

Land and Investment Specialist

BTucker@CBCWorldwide.com
Cell: *806.470.3944* | Direct: *806.784.3298*

BEAU TUCKER - CCIM

THE LAND MAN
WEST TEXAS LAND TEAM

CBCWORLDWIDE.COM

Beau Tucker, CCIM

806.470.3944
BTucker@CBCWorldwide.com

COLDWELL BANKER COMMERCIAL

CAPITAL ADVISORS