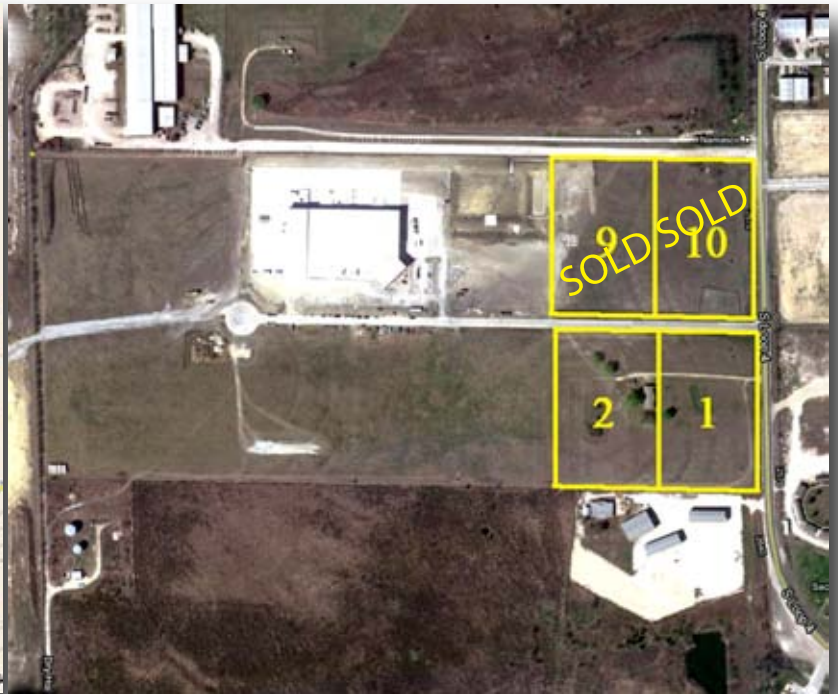


FOR SALE - SOUTH BUDA BUSINESS PARK

FM 967 South and Interstate 35, Buda, Texas, 78610



LOCATION: West side of FM 967 South (South Loop 4) approximately 1200 feet northwest of the intersection of FM 967 South and Interstate 35. Easy access to I-35. This location is just north of new Seton Medical Center, Home Depot, Lowe's and HEB shopping center in Kyle, TX and south of Cabela's in Buda

SIZE: 9.46 acres Total; divisible to +/- 2 acre lots

FRONTAGE/ ACCESS: FM 967 South (South Loop 4) and Business Park Drive

UTILITIES: Water, Wastewater, Electricity, Fiber Optic Cable.

ZONING: I2

JURISDICTION: City of Buda

PRICE: Lot 1 at \$3.85/SF land area.
Lot 2 at \$3.20/SF land area.

COMMENTS: Two of the last 3 lots in this commercial subdivision. Capital Excavation and Dynamic Systems Fabrication currently located here and Fat Quarter Shop under construction. One of few properties in Buda with I-2 Zoning that has gravity wastewater system. Impervious cover limit for this property is 85% vs. 75% for elsewhere in Buda. Time Warner fiber optic service available in this subdivision.

McALLISTER & ASSOCIATES

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