

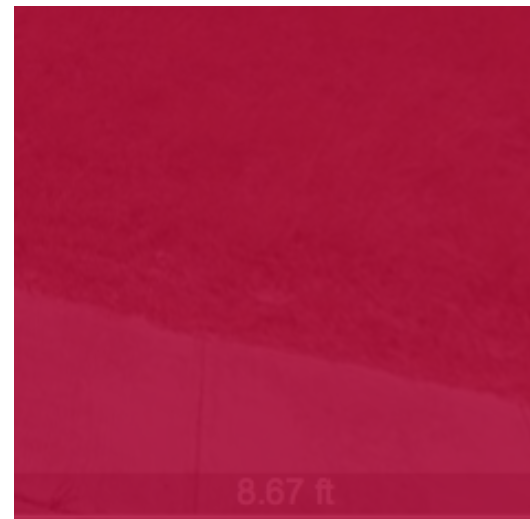
LAND FOR SALE

# RIO HONDO ACREAGE



**28202**

FM 106  
RIO HONDO, TX



7 Acres of development land located at the Intersection of FM 106 & FM 345 in Rio Hondo. Adjacent to Rio Hondo Lumber and proximity to the new Rio Hondo High School with an Enrollment of 656 Students. Property is located in Cameron County and serviced by Rio Hondo Water District. Across the street from Stripes and next to Rio Hondo Lumber. Can be subdivided.



# FOR SALE RIO HONDO ACREAGE

## EXECUTIVE SUMMARY



### SALE PRICE

**\$499,000**

### OFFERING SUMMARY

Available SF:

Lot Size:

6.84 Acres

Zoning:

County

Market:

Rio Grande Valley

Submarket:

Rio Hondo

Price / SF:

\$1.67

### PROPERTY OVERVIEW

7 Acres of development land located at the Intersection of FM 106 & FM 345 in Rio Hondo. Adjacent to Rio Hondo Lumber and proximity to the new Rio Hondo High School with an Enrollment of 656 Students. Property is located in Cameron County and serviced by Rio Hondo Water District. Across the street from Stripes and next to Rio Hondo Lumber. Can be subdivided.

### PROPERTY HIGHLIGHTS

- Fronting Main Thoroughfare
- Proximity to Schools
- New Draw Bridge recently opened

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ADDITIONAL PHOTOS



New Rio Hondo High School



Home of the Bobcats



656 Student Enrolment



Now Open - New Draw Bridge



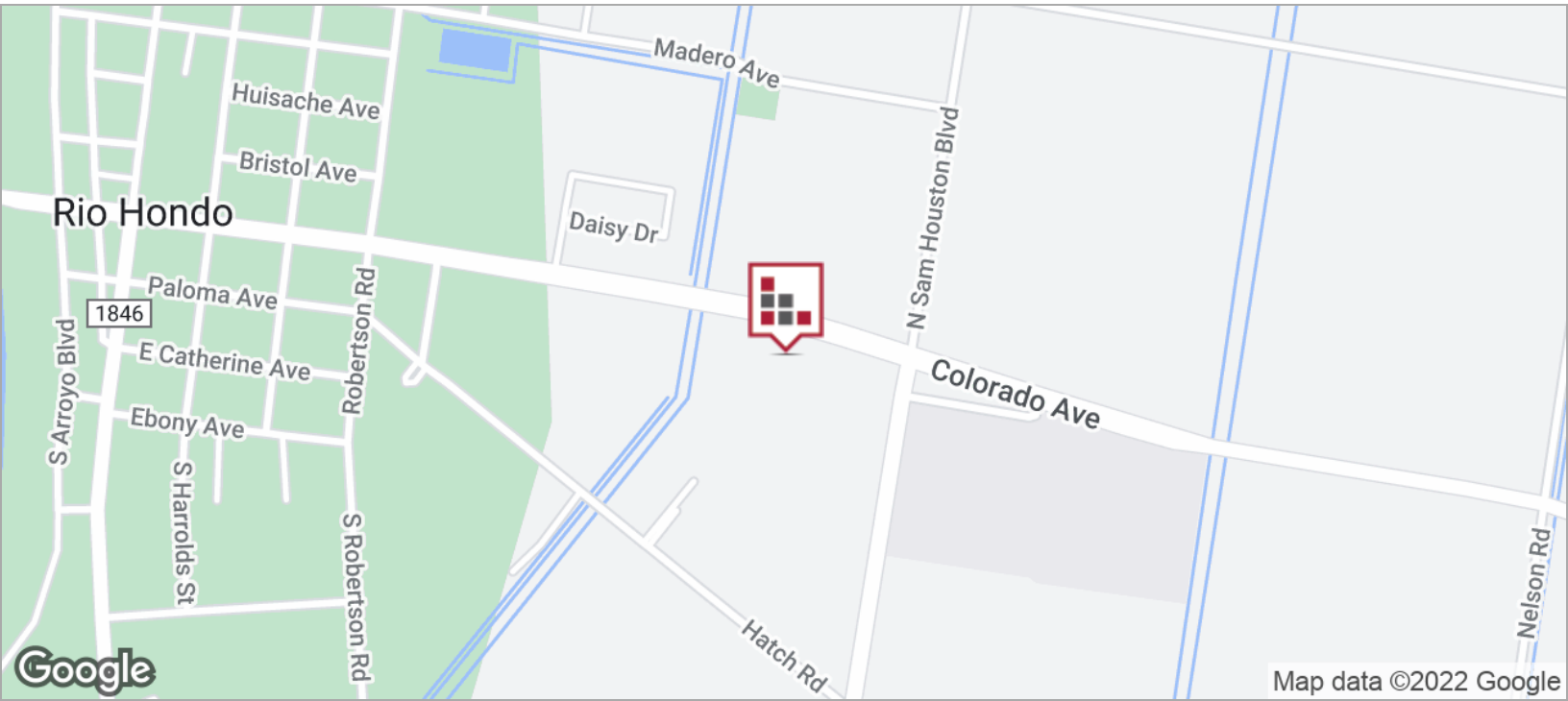
City of Rio Hondo



Rio Hondo Head Start Facility...

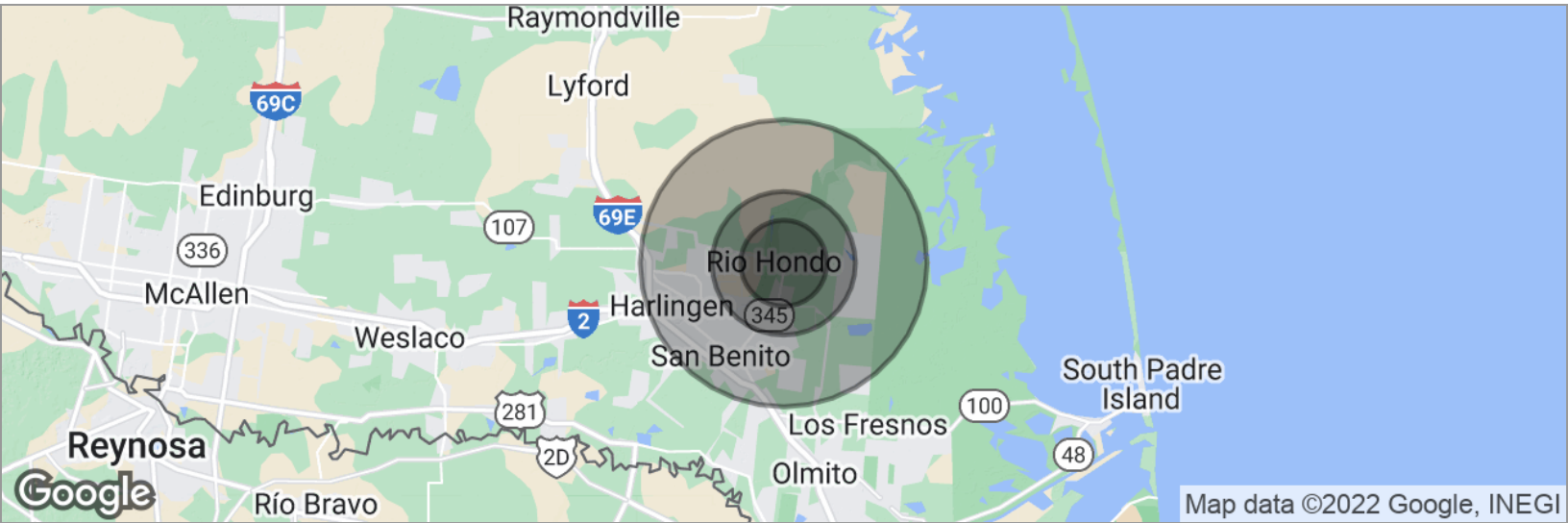
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LOCATION MAPS



# FOR SALE RIO HONDO ACREAGE

## DEMOGRAPHICS MAP



### POPULATION

	3 MILES	5 MILES	10 MILES
Total population	2,650	11,716	96,315
Median age	31.1	30.9	32.4
Median age (Male)	28.5	29.4	30.8
Median age (Female)	33.5	32.6	34.2

### HOUSEHOLDS & INCOME

	3 MILES	5 MILES	10 MILES
Total households	859	3,807	30,181
# of persons per HH	3.1	3.1	3.2
Average HH income	\$49,622	\$49,610	\$46,250
Average house value	\$105,086	\$103,067	\$83,497

### ETHNICITY (%)

	3 MILES	5 MILES	10 MILES
Hispanic	79.4%	80.0%	84.0%

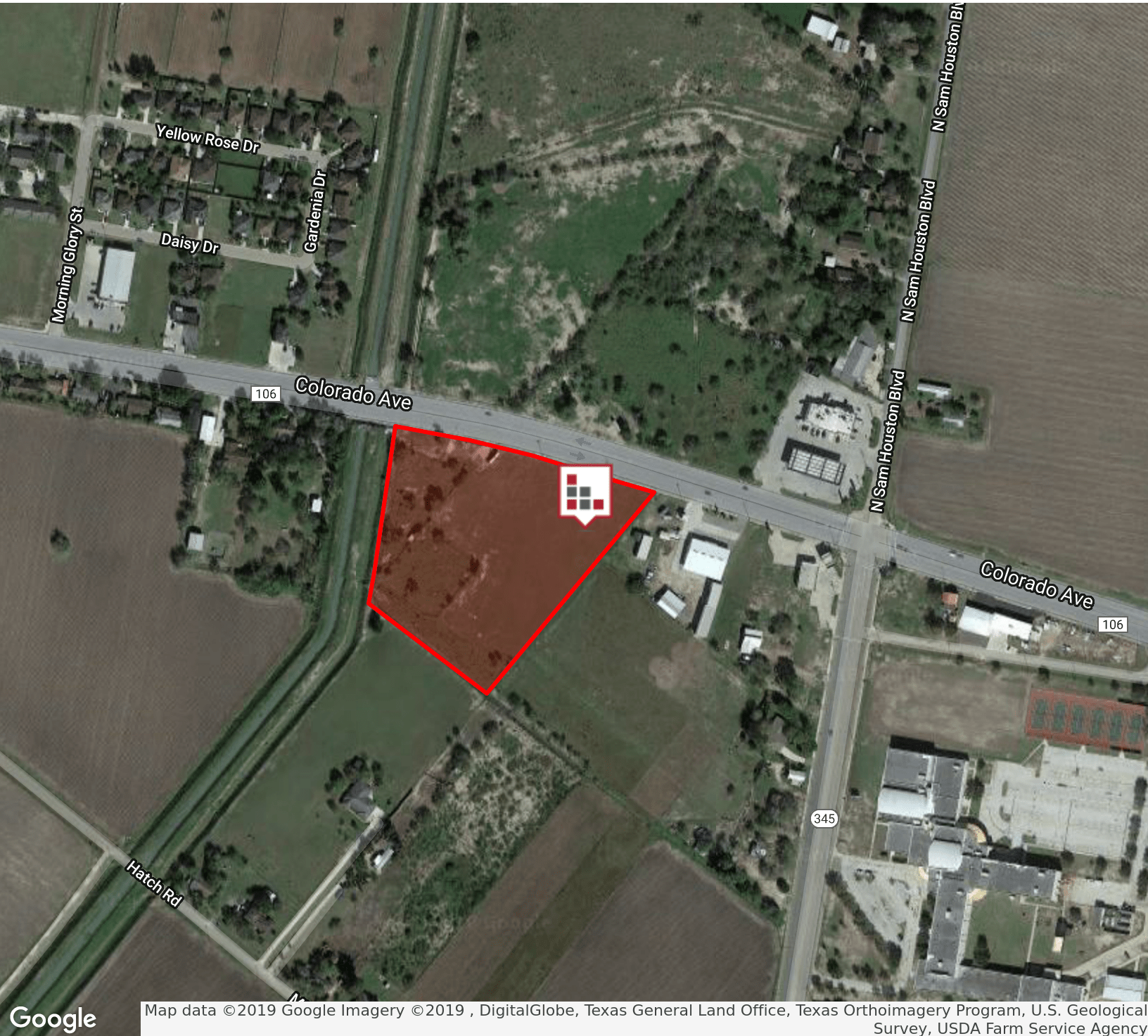
### RACE (%)

	3 MILES	5 MILES	10 MILES
White	92.5%	89.9%	87.7%
Black	1.5%	1.1%	0.8%
Asian	0.5%	1.1%	1.1%
Hawaiian	0.0%	0.0%	0.0%
American Indian	0.0%	0.0%	0.2%
Other	3.7%	5.9%	8.6%

\* Demographic data derived from 2010 US Census

FOR SALE  
RIO HONDO ACREAGE

**AERIAL MAP**



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# FOR SALE RIO HONDO ACREAGE

## SURVEY

