

LAND FOR SALE

22032 & 22034 ROTHWOOD RD

22034 Rothwood Rd, Spring, TX 77389



OFFERING SUMMARY

SALE PRICE:	\$975,000
LOT SIZE:	1.758 Acres
MARKET:	North Houston
SUBMARKET:	Spring Area
PRICE / SF:	\$12.73

PROPERTY OVERVIEW

1.758 Acres of Unrestricted and Commercial property 211 feet of frontage. Only one mile North of Grand Pkwy 99. Development opportunity for Mixed-Use, Industrial, Warehouse, Multifamily, Special Use. The property has two houses that can be either converted into an office or demolished. The corner lot is not part of the sale.

PROPERTY HIGHLIGHTS

- 1.758 Acres of Unrestricted and Commercial property
- 211 feet of frontage
- Mixed-Use Development Opportunity
- Office possibility for one of the two houses

KW COMMERCIAL
8344 Spring Cypress Rd.
Spring, TX 77379

RECY DUNN
Commercial Broker & Director KW Commercial Professionals
O: 832.541.7466
C: 832.541.7466
askrecy@kwcommercial.com
TX #614951

Each Office Independently Owned and Operated kwcommercial.com

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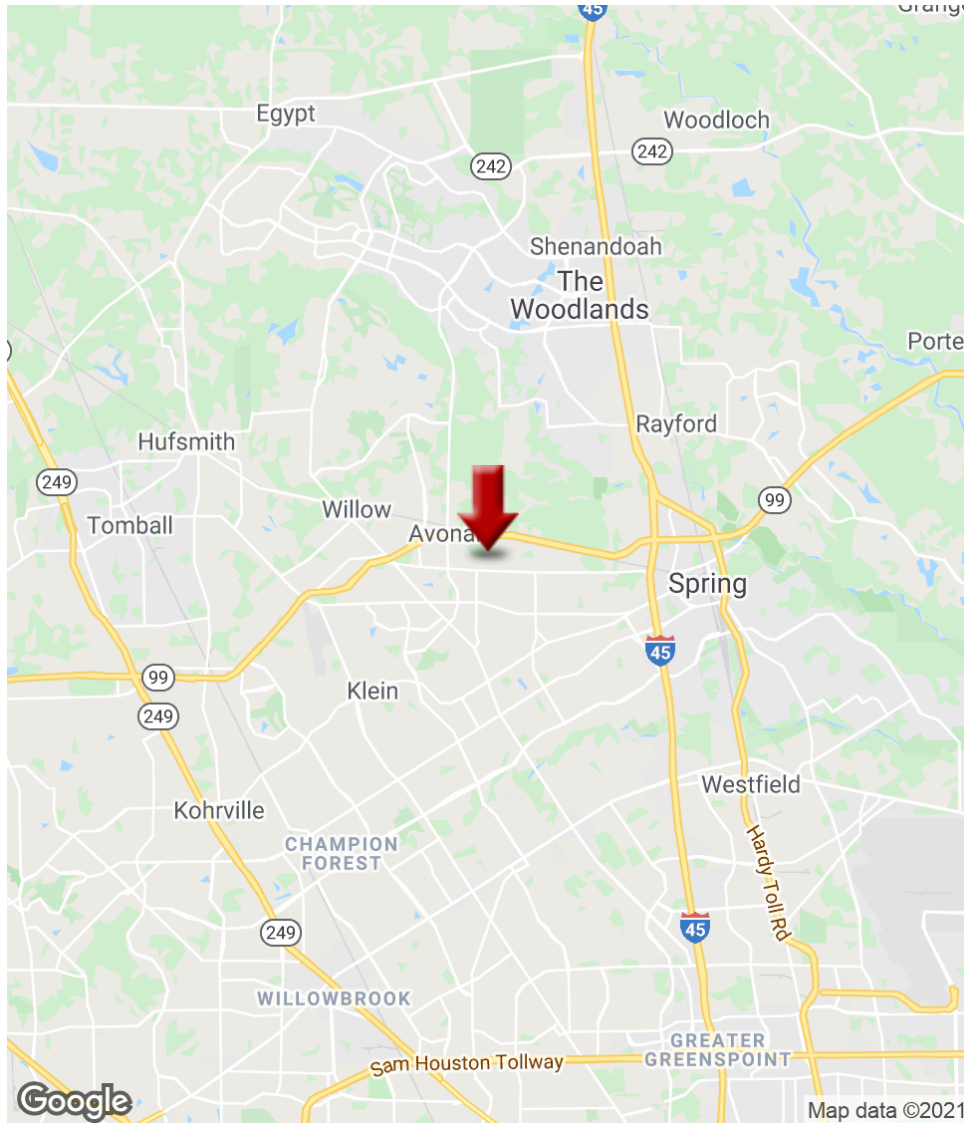
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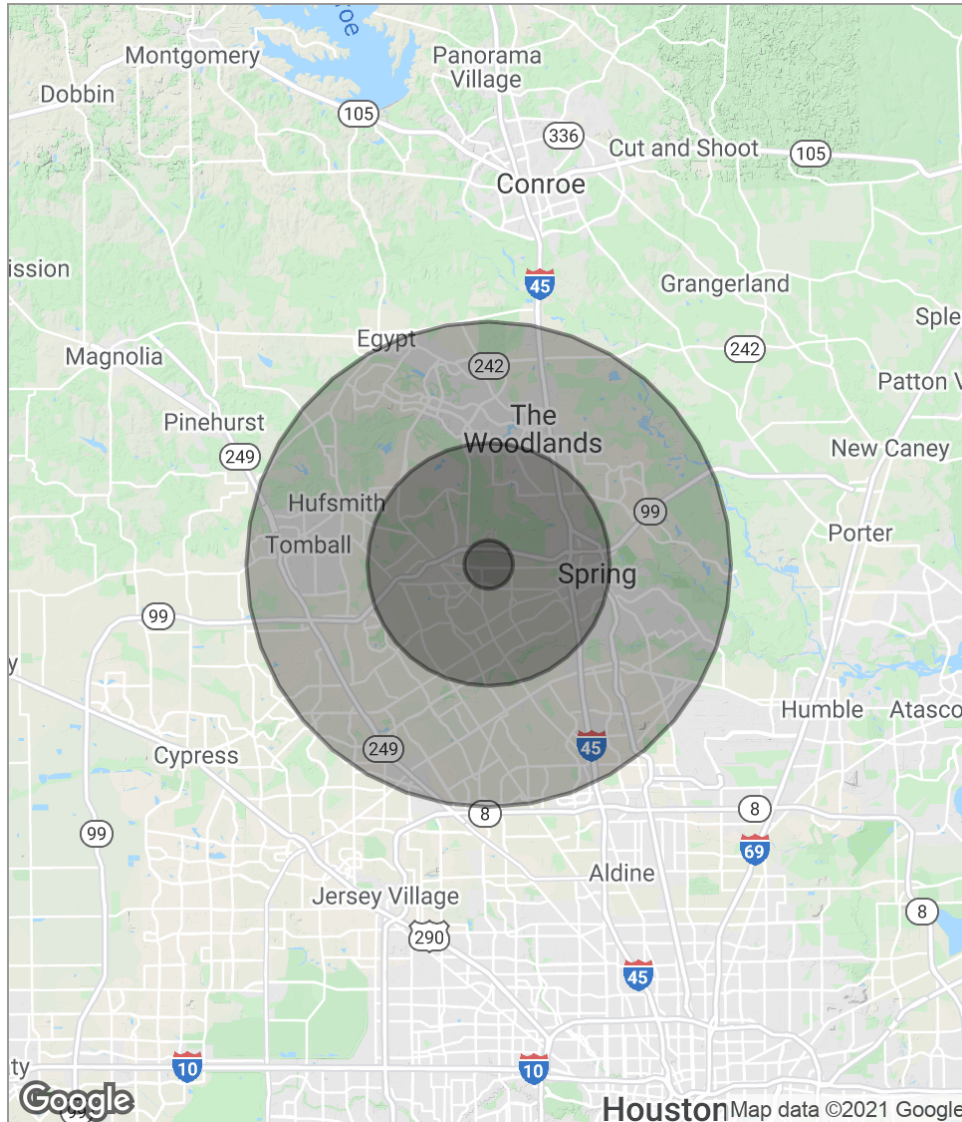
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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	4,427	158,268	638,290
Median Age	32.7	35.3	34.2
Median Age (Male)	30.7	34.4	33.1
Median Age (Female)	33.6	35.6	35.0
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	1,491	55,089	220,341
# Of Persons Per HH	3.0	2.9	2.9
Average HH Income	\$80,135	\$96,473	\$91,969
Average House Value	\$136,773	\$195,505	\$198,575

** Demographic data derived from 2010 US Census*

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