



28 Acre Commercial Development Opportunity Near the Austin Metro!

28.33 +/- Acres | Bastrop County, TX | \$2,500,000



ADDRESS

257 Littig Road
Elgin, TX 78621

LOCATION

Exit Swenson Rd from Highway 290 in Elgin and turn back immediately right on Bull Run Road. Then turn left on Central or Upper Elgin River Road and then right on Littig Road. Property will be on the left approximately .75 miles down

PROPERTY SUMMARY

Welcome to this prime +/- 28.33-acre commercial development opportunity situated 16 miles from the Samsung Semiconductor Plant and approximately 23 miles from Austin Bergstrom Airport, Tesla Giga Plant, or Downtown Austin! Over 2000 feet of paved frontage along Littig Road and across the street from the Elgin Business Park and the Elgin city limits line! Parallel to Littig Rd is the Capital Metro railroad, and just north of this property will be the new connection of Roy Rivers Rd to high traffic Highway 290. Highway 290 runs between Austin and Houston! This is a land only sale, and the homes will be removed. Located inside the city of Elgin ETJ, this acreage benefits from electric service by both Oncor and Bluebonnet COOP electric. There's also Spectrum cable running overhead and water provided by AQUA Water Supply Corporation. Currently ag exempt and with no known restrictions, this treasure offers a multitude of options including multifamily, industrial, or mobile home park!

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National Land Realty
2817 JBS Parkway
Suite E-21
Odessa, TX 79762
NationalLand.com



Wayne Dunson
Office: 432-300-7023
Cell: 432-934-4423
Fax: 864-331-1610
Wdunson@NationalLand.com

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