TERPSTRA & ASSOCIATES

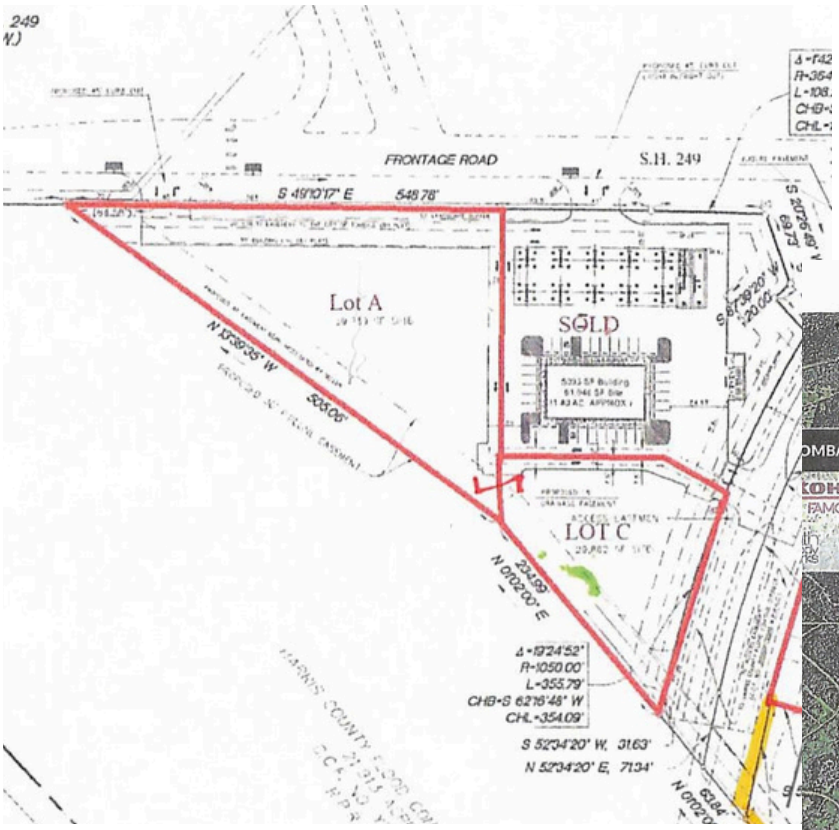
www.terpstra-associates.com

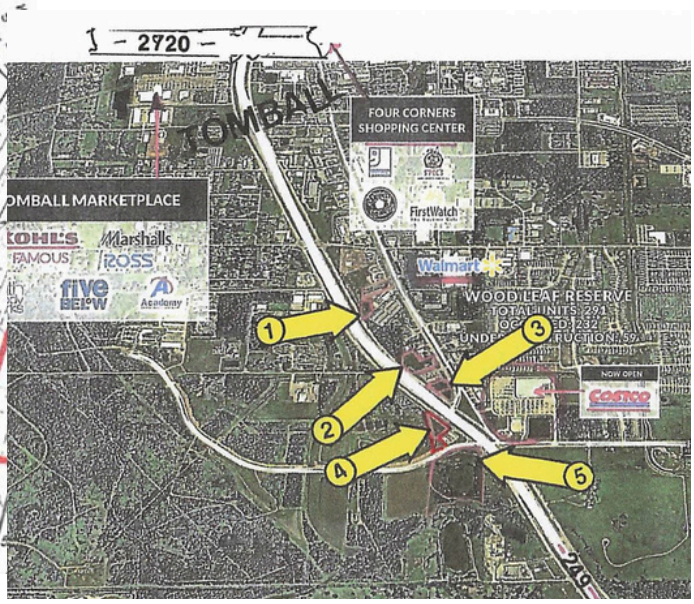
Pete Terpstra 281-580-4855 | terprealestate@mindspring.com

2.03 +/- ACRES | HWY 249 TOMBALL PAD SITE 4

FOR GROUND LEASE, BUILD TO SUIT, SALE

TOMBALL, TEXAS | SH 249 CORRIDOR





2.03 +/-	LOT A + C	PRICING
ACRES	SITE POSITION	UPON REQUEST

LOT A + LOT C | HWY 249 FRONTAGE-ROAD AREA

Site 4 consists of two tracts offered together: Lot A at approximately 1.36 acres and Lot C at approximately 0.67 acre, for approximately 2.03 acres total. The survey places the tracts in the SH 249 Bypass frontage-road area within the broader Tomball commercial corridor.

PROPERTY HIGHLIGHTS

- 2.03 +/- acres total
- Lot A: 1.36 +/- acres
- Lot C: 0.67 +/- acre
- SH 249 Bypass corridor
- Two-tract offering
- Pricing available upon request

Conceptual exhibits are for marketing purposes only. Acreage, frontage, utilities and development feasibility should be independently verified.