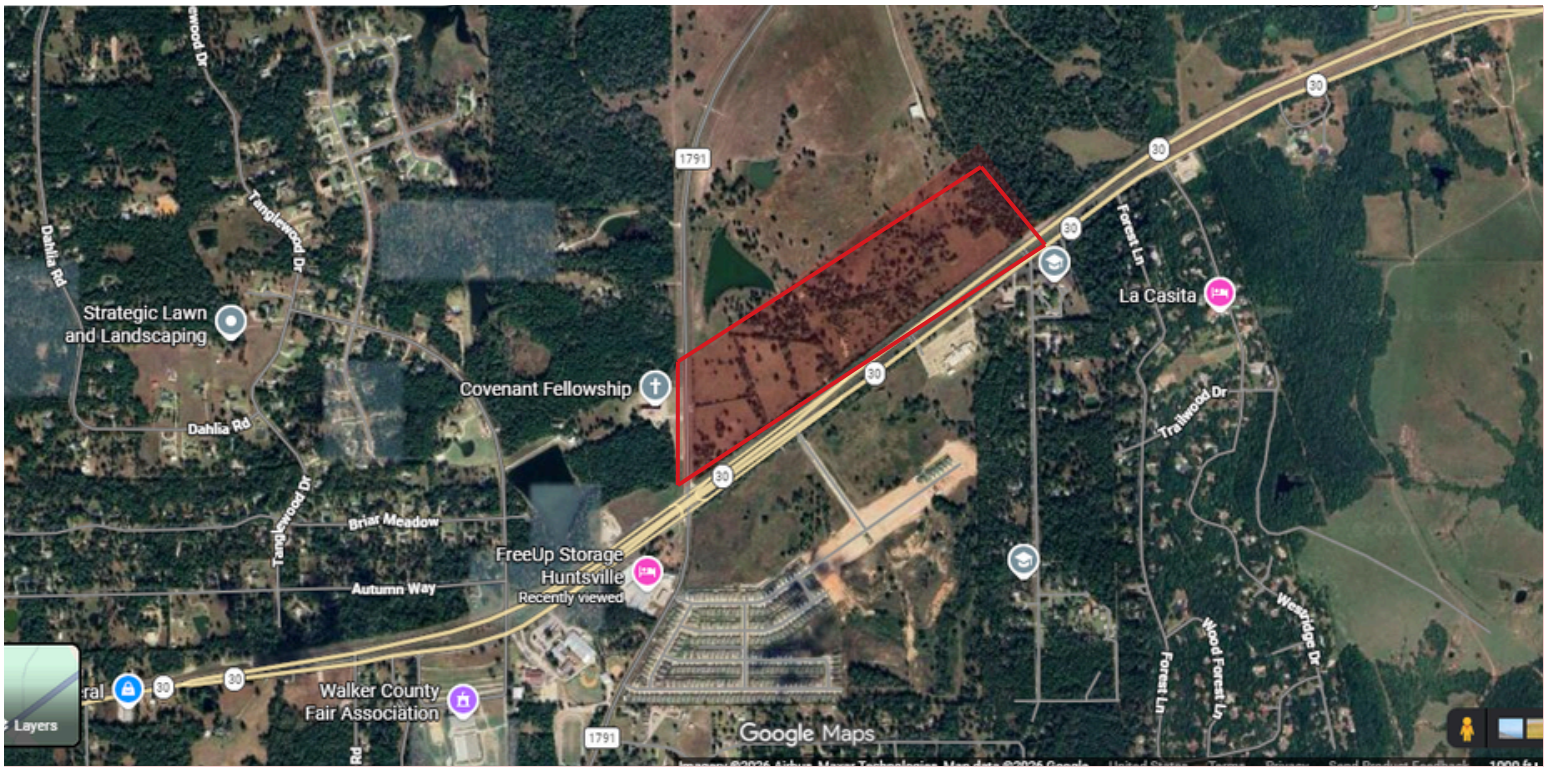
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# 84 +/- ACRES | HIGHWAY 30 & FM 1791

HUNTSVILLE, TEXAS | MAJOR HIGHWAY FRONTAGE




| 84 +/- | 3,540 +/- FT | PRICING |
|---|---|---|
| ACRES | HIGHWAY 30 FRONTAGE | UPON REQUEST |

## LARGE-SCALE DEVELOPMENT OPPORTUNITY IN HUNTSVILLE

Approximately 84 acres with extensive frontage along Highway 30 and FM 1791 west of Huntsville. City utilities are available and the seller may divide, offering flexibility for future development. The site is near new residential growth, the Walker County Fairgrounds and Huntsville amenities.

### PROPERTY HIGHLIGHTS

- 84 +/- acres west of Huntsville
- Approx. 3,540 ft Highway 30 frontage
- Approx. 1,219 ft FM 1791 frontage
- City of Huntsville utilities available
- Seller may divide
- Near new Rockbridge residential development

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