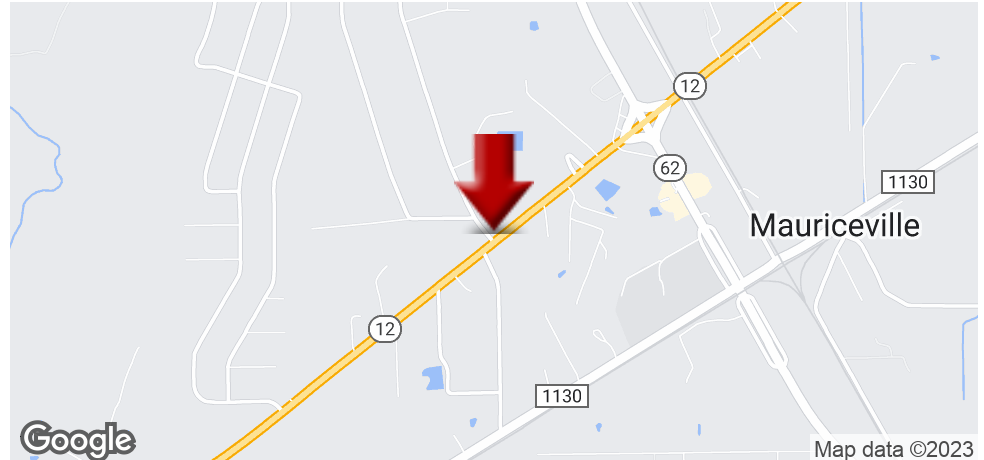


## LAND FOR SALE



000 Hwy 12, Mauriceville, TX 77626



### OFFERING SUMMARY

<b>SALE PRICE:</b>	\$270,000
<b>LOT SIZE:</b>	84,201 SF
<b>MARKET:</b>	Mauriceville
<b>PRICE / SF:</b>	\$3.21

### PROPERTY OVERVIEW

1.93 Acres at the NW Corner of Hwy 12 and Woodridge Rd, next to the car wash.

### PROPERTY HIGHLIGHTS

**KW COMMERCIAL**  
7232 Eastpoint Blvd.  
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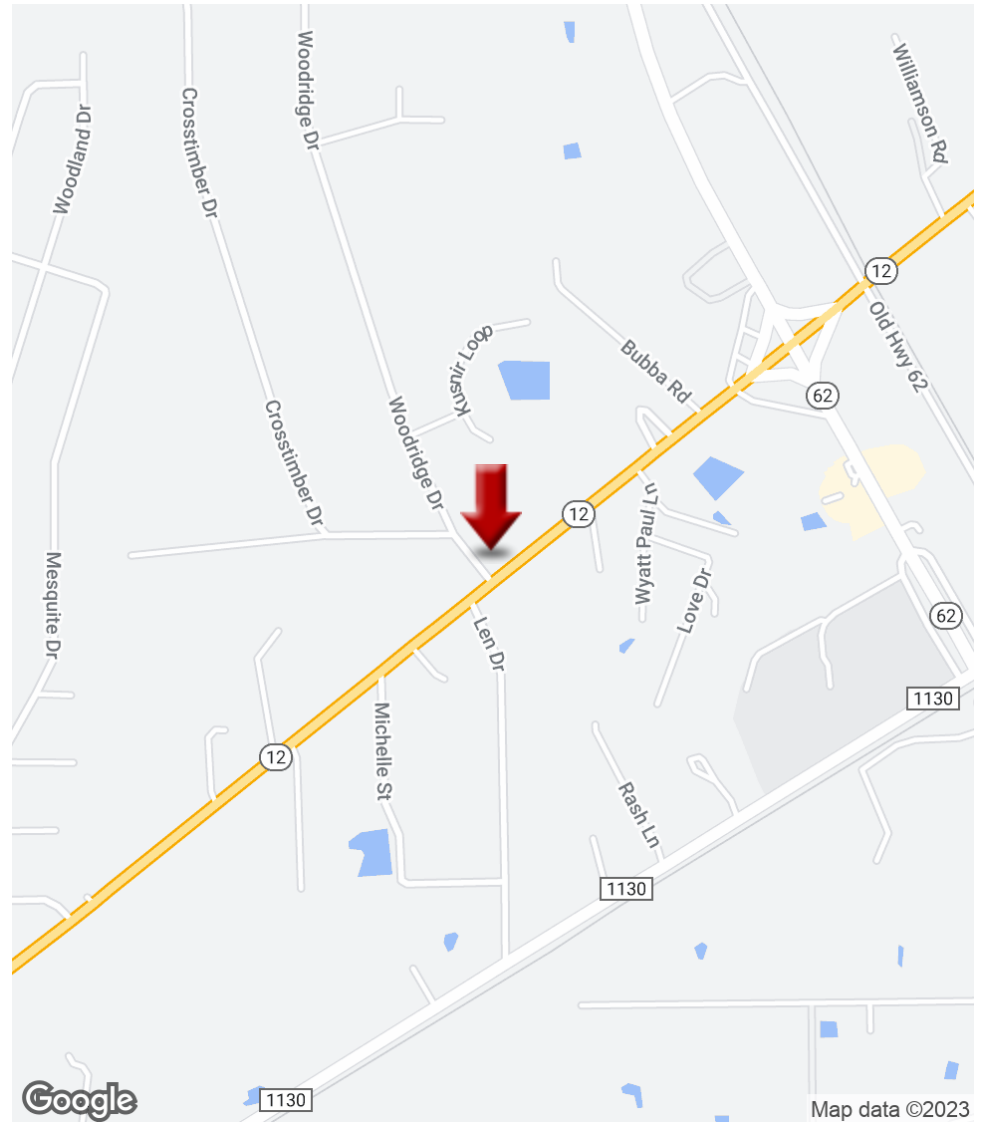
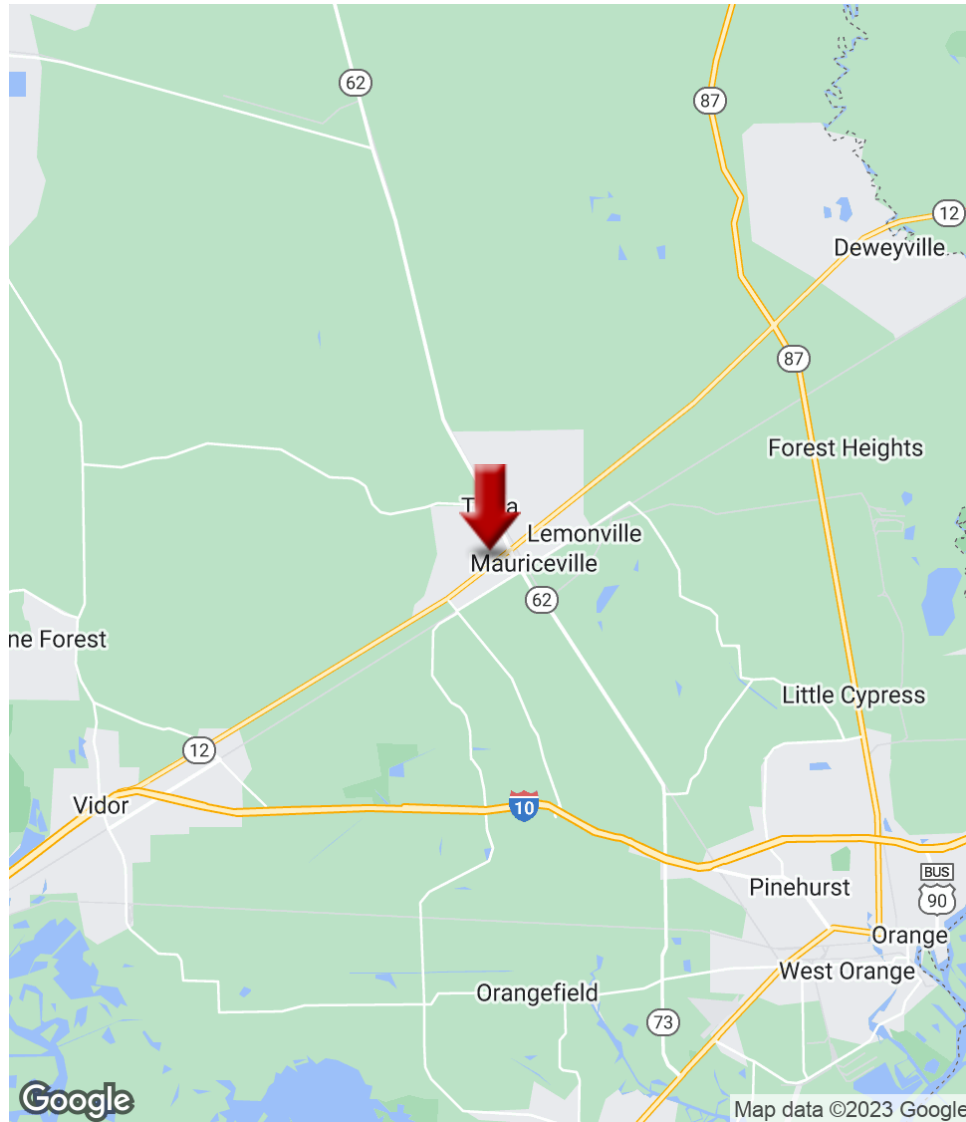
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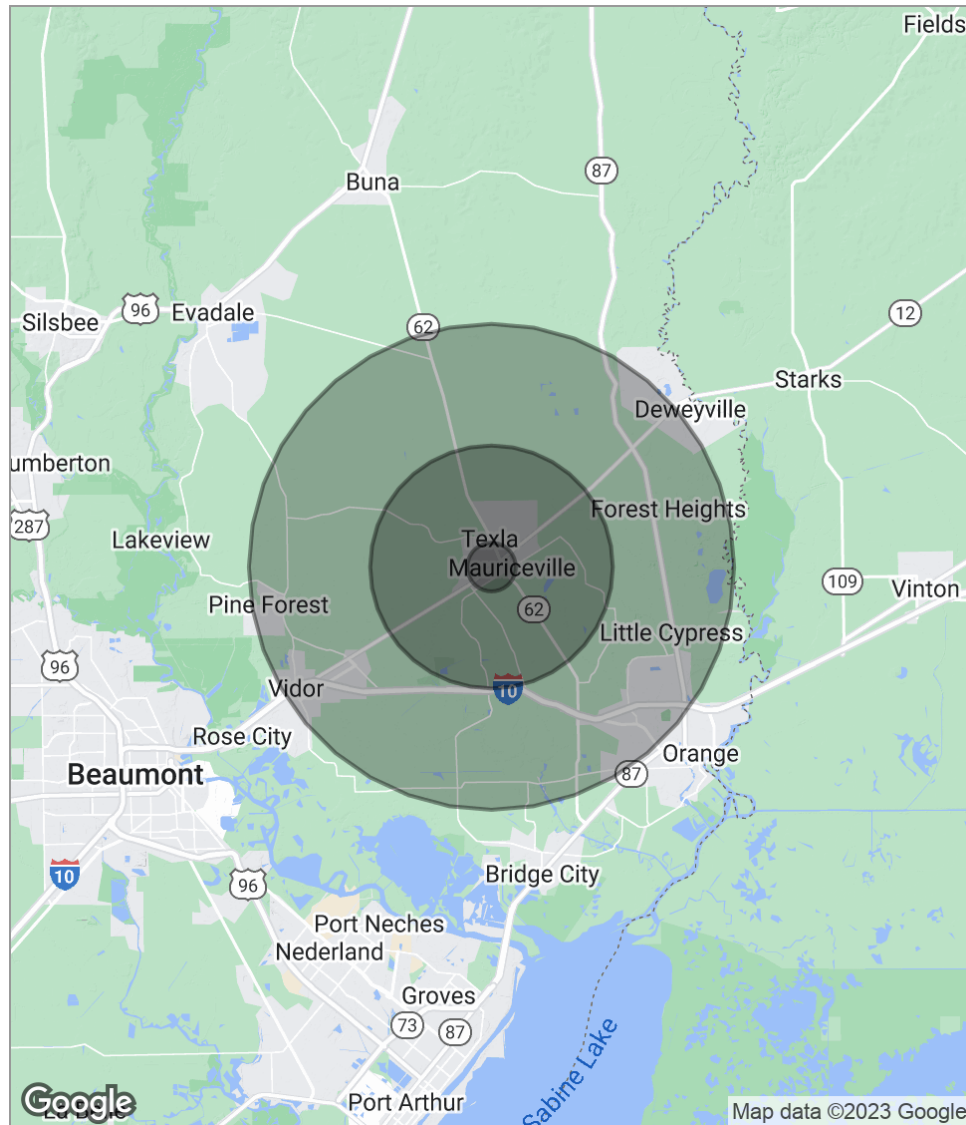
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POPULATION	1 MILE	5 MILES	10 MILES
Total Population	567	11,534	49,816
Median Age	33.7	36.1	38.1
Median Age (Male)	35.1	36.0	37.4
Median Age (Female)	32.6	36.5	39.1
HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	185	3,966	18,245
# Of Persons Per HH	3.1	2.9	2.7
Average HH Income	\$65,016	\$63,120	\$63,159
Average House Value		\$107,827	\$100,680

\* Demographic data derived from 2020 ACS - US Census

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