



FOR SALE

26.72 Acre Tract of Land in Big Spring

7115 E Moss Lake Rd, Big Spring, TX 79720

eXp Commercial | 9600 Great Hills Trl | Austin, TX 78759 |

Bill Rapp

855.450.0324 xx255

bill.rapp@expcommercial.com

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PROPERTY INFORMATION

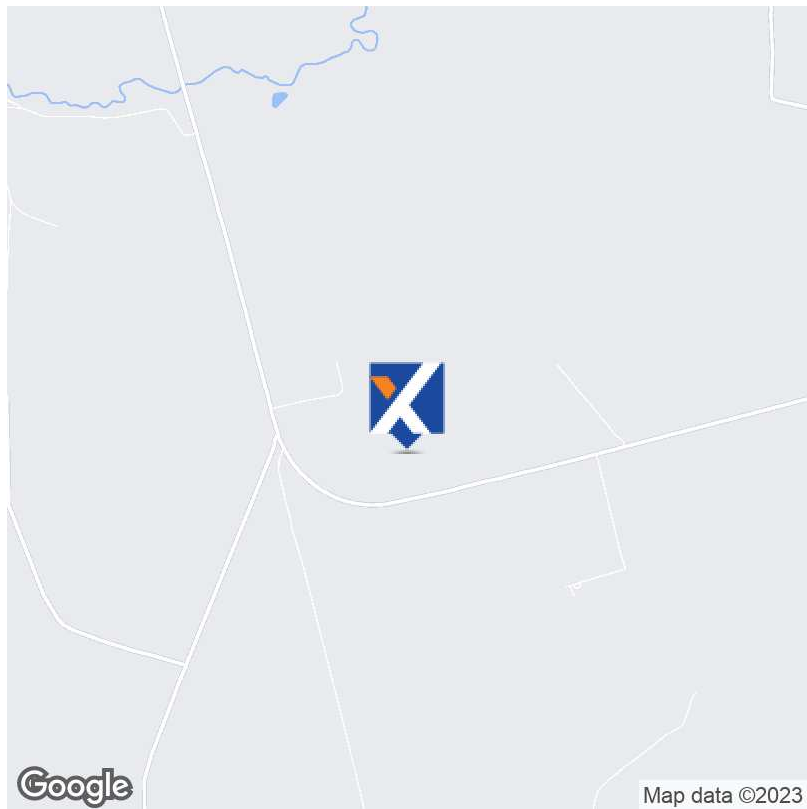
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FOR SALE | Executive Summary



OFFERING SUMMARY

Sale Price:	\$180,000
Available SF:	
Lot Size:	26.72 Acres
Price / Acre:	\$6,737
Zoning:	Agricultural Land
Market:	Big Spring
Submarket:	Big Spring

PROPERTY OVERVIEW

26.72 Acres of Agricultural land in Big Spring just south of Red River Basin Reservoir. This parcel offers a wealth of opportunities for its Highest and Best use ranging from Residential or Commercial Development to Oil & Gas Exploration. The site has a dedicated Frac pond on site, and could be used as a Hydraulic Fracturing site. The soil is also rich with Caliche which could also be a future home for a Cement Company. This could also be a residential development with schools in Coahoma ISD. Contact us today for more information!

PROPERTY HIGHLIGHTS

- 1. Massive Redevelopment potential
- 2. 26.72 acres Agricultural Land rich with Caliche reserves
- 3. Dedicated Frac pond with potential for Oil & Gas Exploration

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2

LOCATION INFORMATION

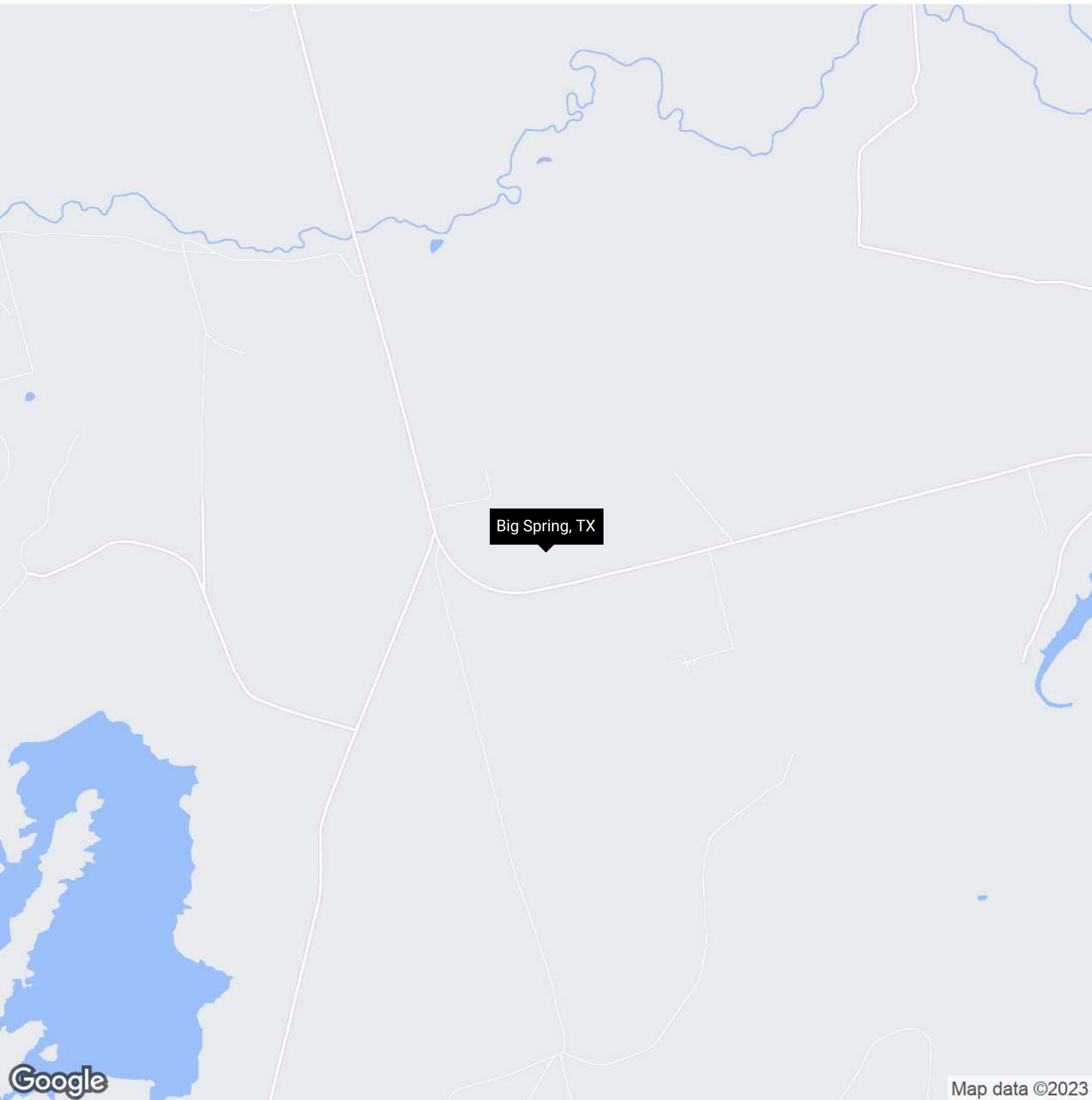
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FOR SALE | Regional Map



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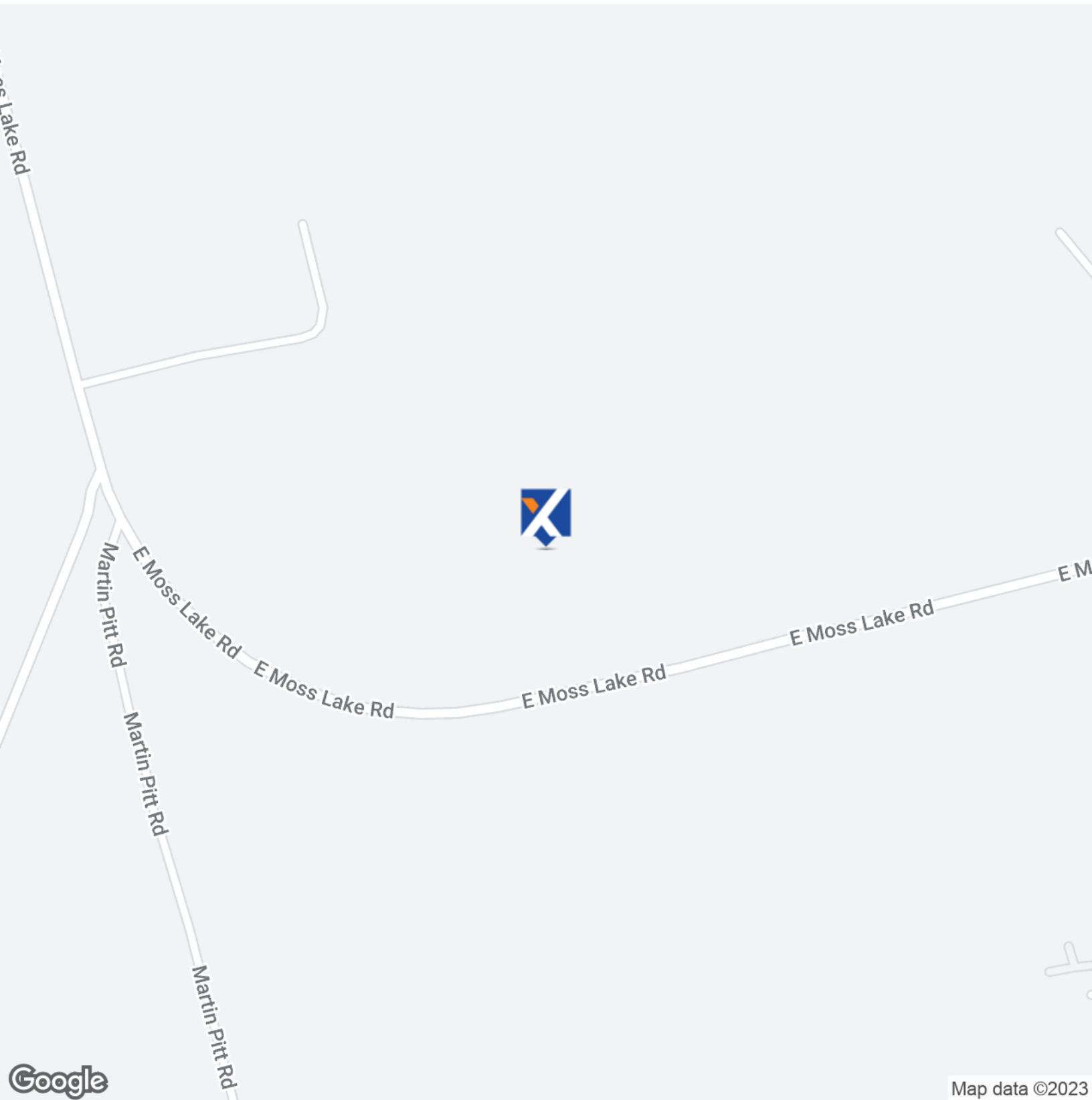
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FOR SALE | Location Map



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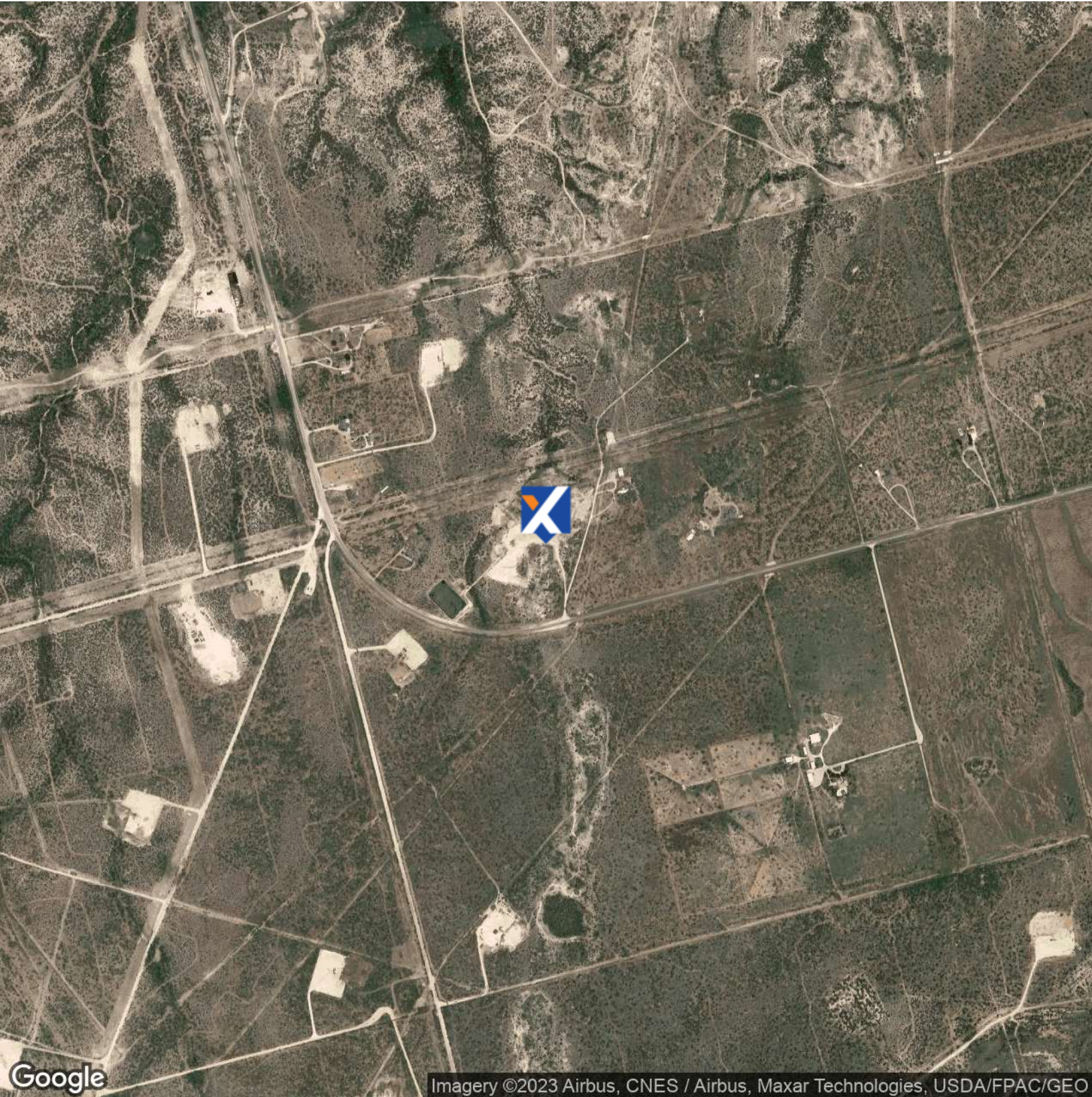
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FOR SALE | Aerial Map



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SALE COMPARABLES

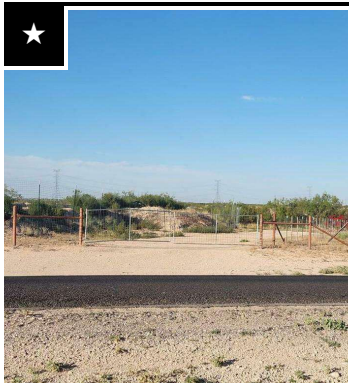

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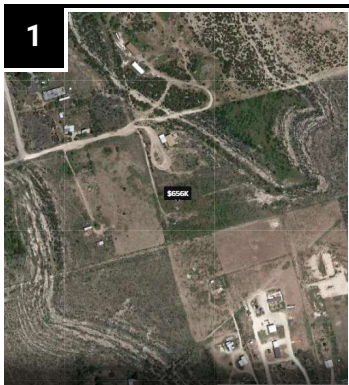

FOR SALE | Sale Comps



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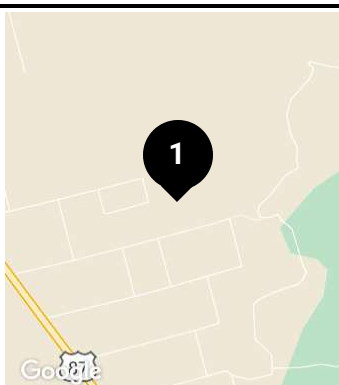
Price: \$180,000 Bldg Size: 2,480 SF
Lot Size: 26.72 Acres

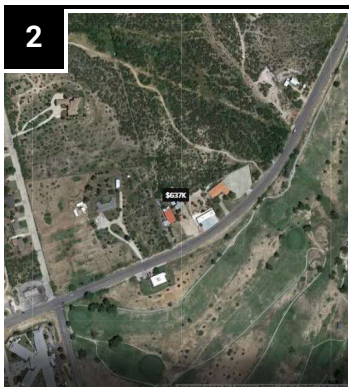





1600 BOBBY RD
Big Spring, TX 79720


Price: \$656,355 Lot Size: 16.42 Acres







BIG SPG
Big Spring, TX 79720

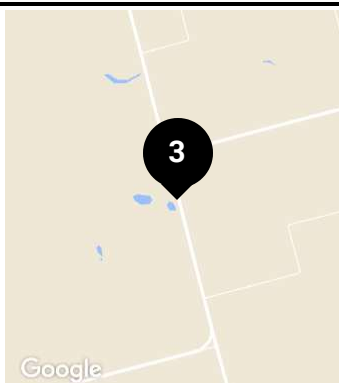
Price: \$637,070 Lot Size: 19.78 Acres





FM 818
Big Spring, TX 79720

Price: \$148,219 Lot Size: 11.29 Acres



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FOR SALE | **Sale Comps**

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300 DESTINY RD,
Big Spring, TX 79720

Price: \$80,000 Lot Size 10.08 Acres

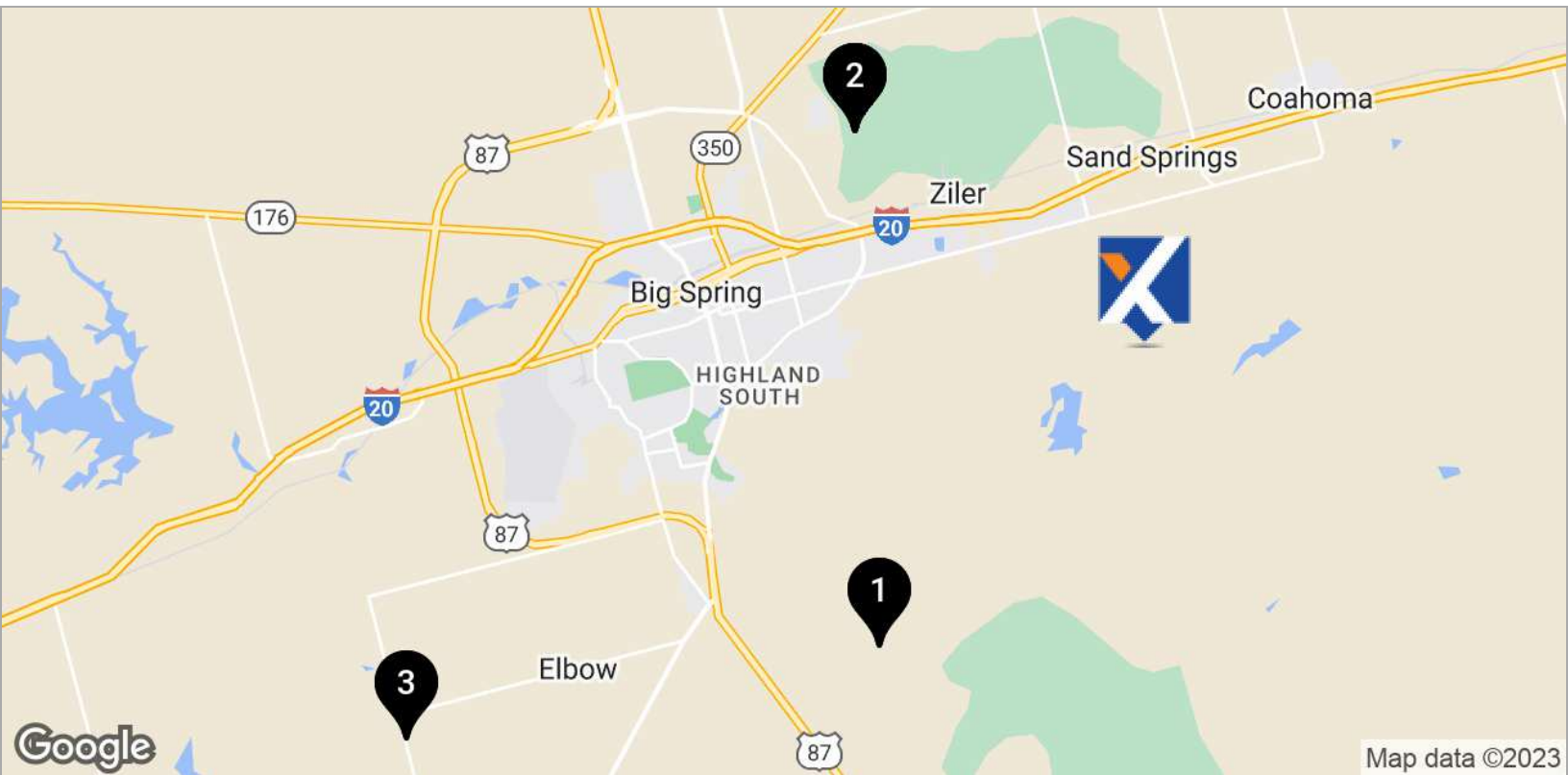


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FOR SALE | Sale Comps Map & Summary



	NAME/ADDRESS	PRICE	BLDG SIZE	LOT SIZE
★	26.72 Acre Tract of Land in Big Spring 7115 E Moss Lake Rd Big Spring, TX	\$180,000	2,480 SF	26.72 Acres
1	1600 Bobby rd Big Spring, TX	\$656,355	-	16.42 Acres
2	Big Spg Big Spring, TX	\$637,070	-	19.78 Acres
3	Fm 818 Big Spring, TX	\$148,219	-	11.29 Acres
4	300 Destiny rd, Big Spring, TX	\$80,000	-	10.08 Acres
	AVERAGES	\$380,411	NAN SF	14.39 ACRES

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DEMOGRAPHICS

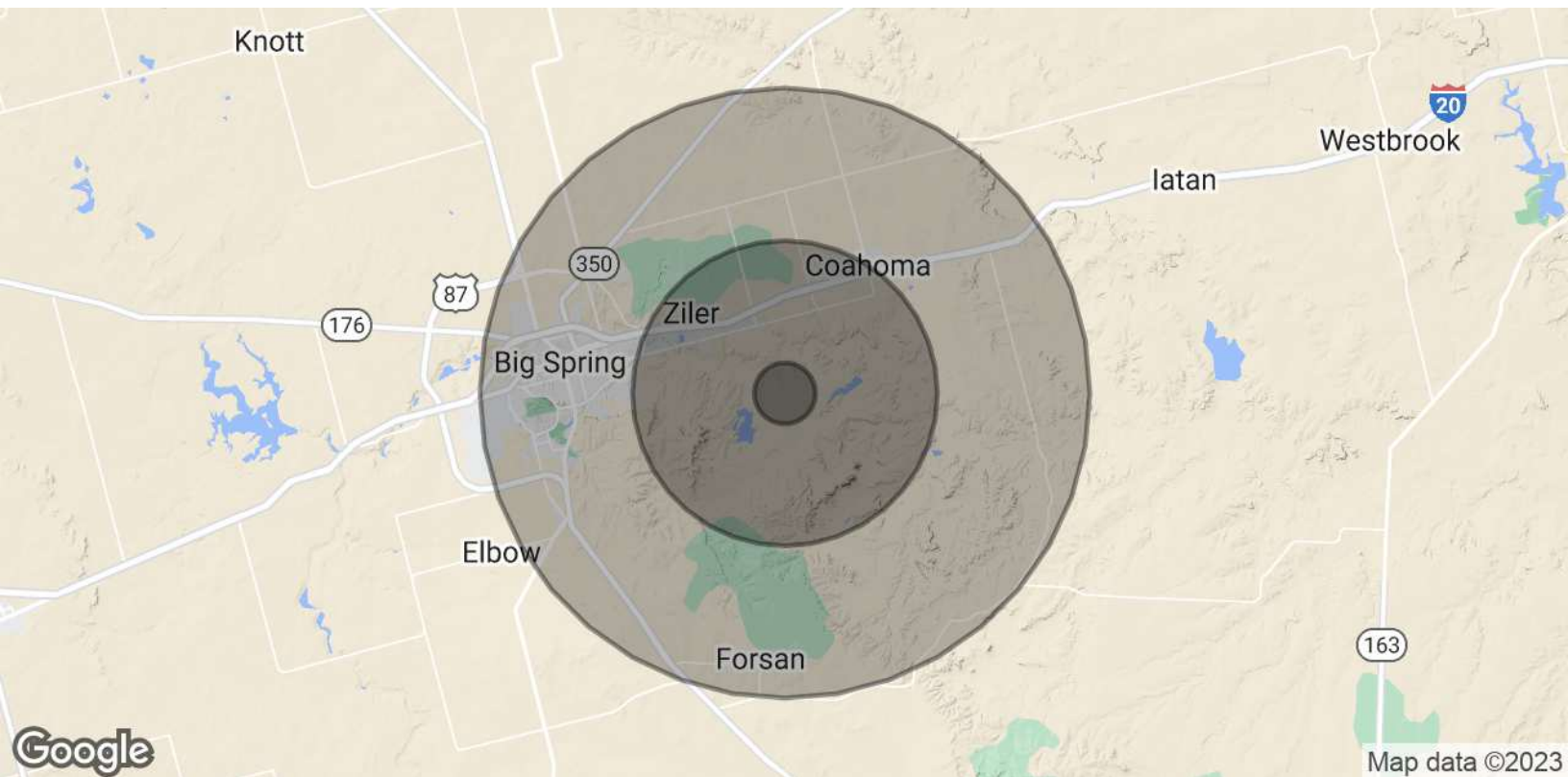
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FOR SALE | Demographics Map & Report



POPULATION	1 MILE	5 MILES	10 MILES
Total Population	157	4,108	30,628
Average Age	45.4	38.6	37.1
Average Age (Male)	42.5	37.9	36.4
Average Age (Female)	55.8	42.0	36.0

HOUSEHOLDS & INCOME	1 MILE	5 MILES	10 MILES
Total Households	56	1,551	11,693
# of Persons per HH	2.8	2.6	2.6
Average HH Income	\$106,074	\$88,127	\$62,421
Average House Value	\$211,781	\$168,111	\$112,118

* Demographic data derived from 2020 ACS - US Census

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ADVISOR BIOS

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FOR SALE | Advisor Bio 1



BILL RAPP

Broker Associate

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TX #595622

PROFESSIONAL BACKGROUND

I am a Houston commercial broker, with residential experience, as well as a lending background. I have been in the real estate industry for 14 years and counting, and I have worked in many roles within the industry and each has given me a unique perspective of the industry as a whole.

My dedication to clients is rooted in this industry knowledge, but also includes my desire to go the extra mile in networking to source off market opportunities for my clients. Me and my team at eXp Commercial have a cutting-edge technology package that gets the widest exposure for each transaction. eXp Commercial offers a nationwide network through which we can deliver the best exposure and professional advice to achieve our clients' goals while also minimizing their risk.

Clients appreciate my methodical method of discovery in our initial consultation. Through which we can get to know each other and their specific's business's needs and objectives on a granular level. Our processes help navigate each transaction and its potential pitfalls through to a successful outcome for our clients. It is my stated goal to provide our clients with extensive market analysis and expertise that fosters innovative solutions and rewarding commercial real estate opportunities.

EDUCATION

Texas A&M BBA Finance

MEMBERSHIPS

CCIM Candidate

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