

For Sale
Land
4.84 Acres



Center Street - New Boston, TX

1044 N Center St
New Boston, Texas 75570

Property Description

4.84 acres of cleared land in a fast growing area;

Located on North Center Street near the intersection with I-30;

Located between Best Western and Holiday Inn Express

OFFERING SUMMARY

Sale Price	\$632,492
Lot Size	4.84 Acres

DEMOGRAPHICS

Stats	Population	Avg. HH Income
1 Mile	248	\$41,768
5 Miles	5,625	\$49,356
10 Miles	19,238	\$51,014

For more information

Jerry Brewer

O: 903 793 2666
jerry@amreal.com

For Sale

Land

4.84 Acres

1044 N. Center St.
New Boston, TX



Site
4.84
acres



C-Store

Johnston
Ford

Bowie County
Courthouse



Church

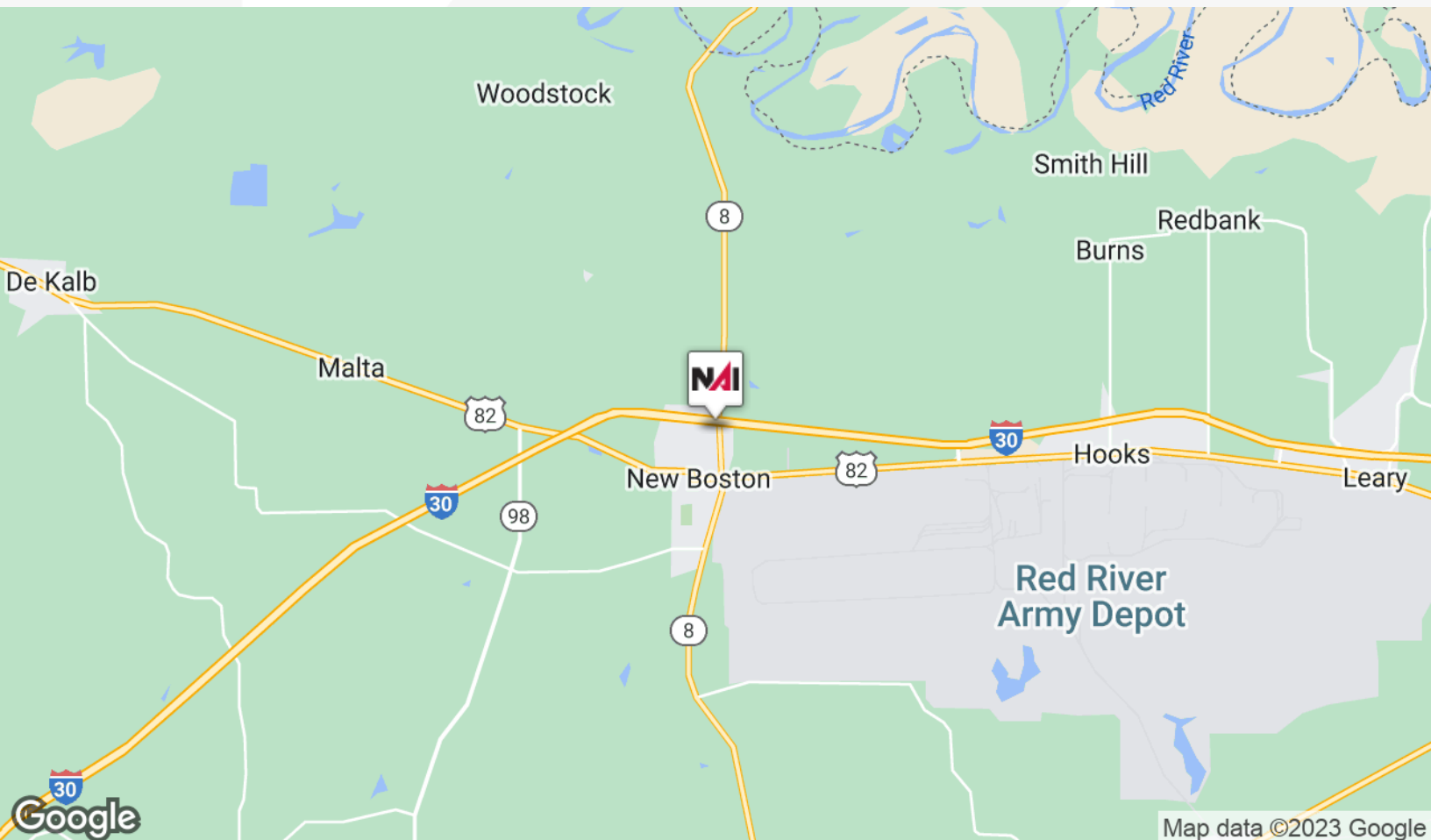
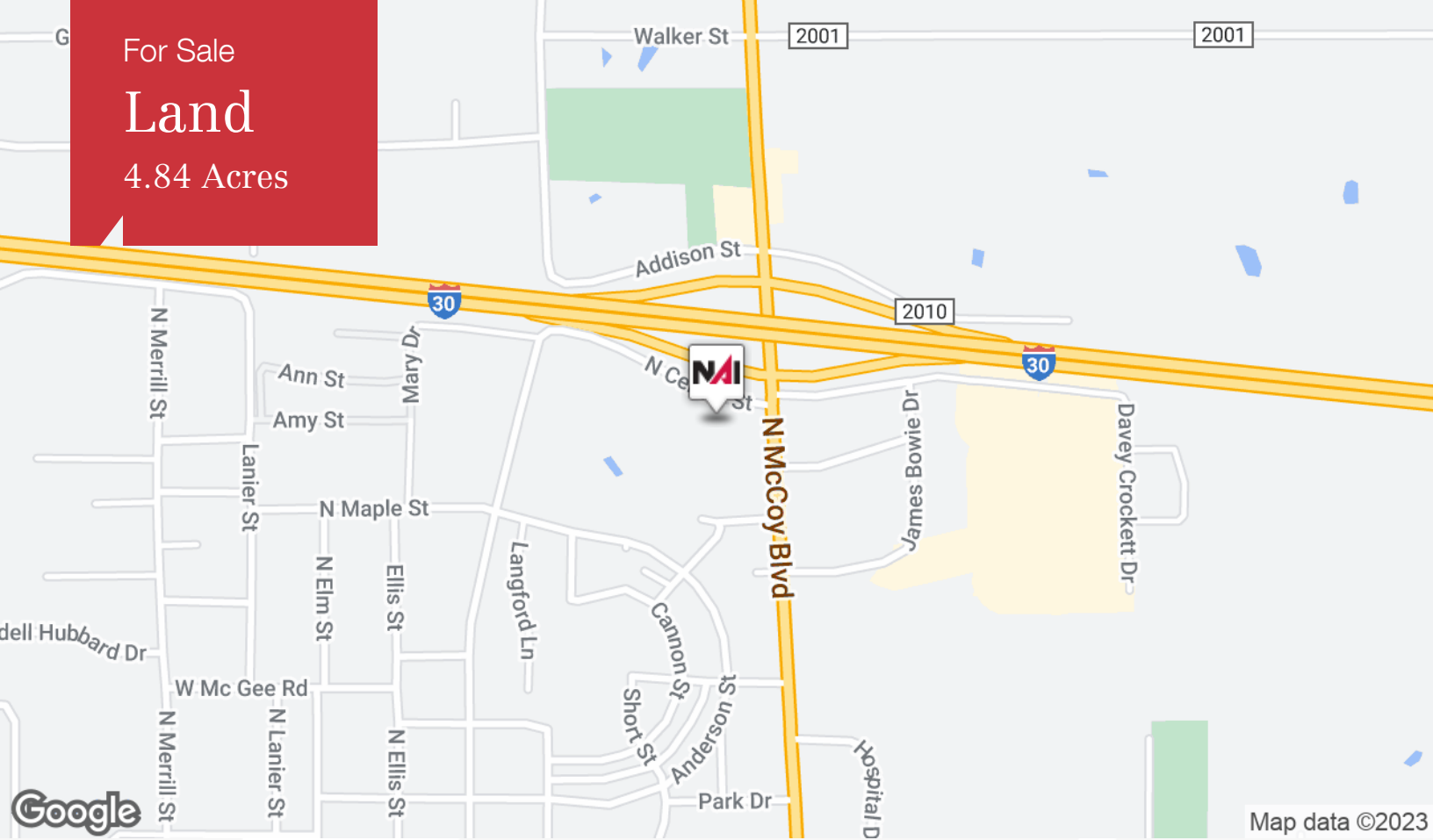


©2010 Google

For Sale

Land

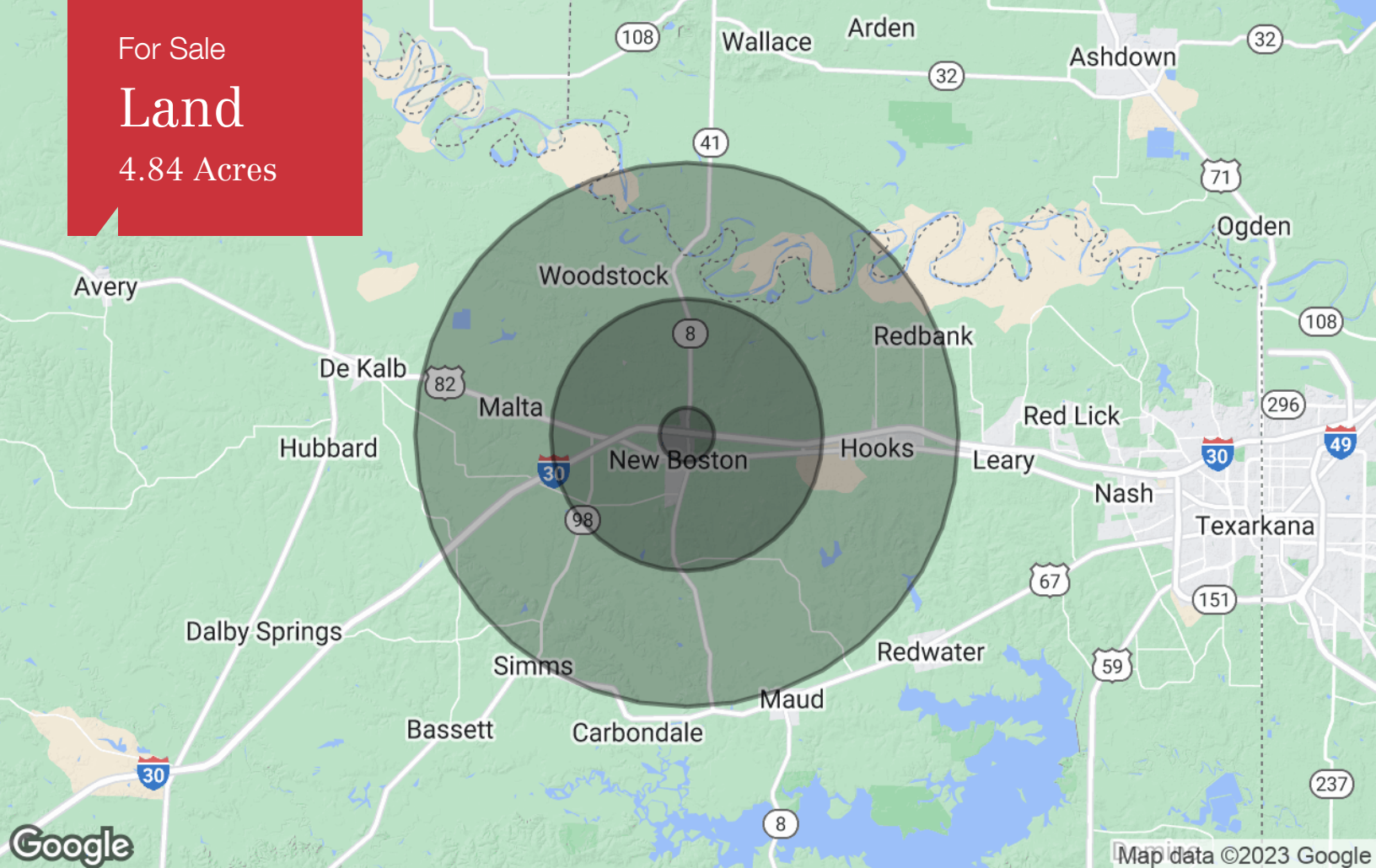
4.84 Acres



For Sale

Land

4.84 Acres



Population

	1 Mile	5 Miles	10 Miles
TOTAL POPULATION	248	5,625	19,238
MEDIAN AGE	40.2	38.3	38.7
MEDIAN AGE (MALE)	37.2	36.3	37.3
MEDIAN AGE (FEMALE)	45.6	43.3	42.3

Households & Income

	1 Mile	5 Miles	10 Miles
TOTAL HOUSEHOLDS	99	2,132	7,217
# OF PERSONS PER HH	2.5	2.6	2.7
AVERAGE HH INCOME	\$41,768	\$49,356	\$51,014
AVERAGE HOUSE VALUE			\$89,366

Race

	1 Mile	5 Miles	10 Miles
% WHITE	76.9%	77.9%	80.3%
% BLACK	20.6%	18.8%	16.5%
% ASIAN	0.4%	0.3%	0.5%
% HAWAIIAN	0.0%	0.0%	0.0%
% INDIAN	0.0%	0.7%	0.7%
% OTHER	2.1%	2.3%	1.9%

Ethnicity

	1 Mile	5 Miles	10 Miles
% HISPANIC	8.1%	6.4%	5.4%

* Demographic data derived from 2020 ACS - US Census