



FranklinStreet



SUBJECT
PROPERTY
1.79 AC

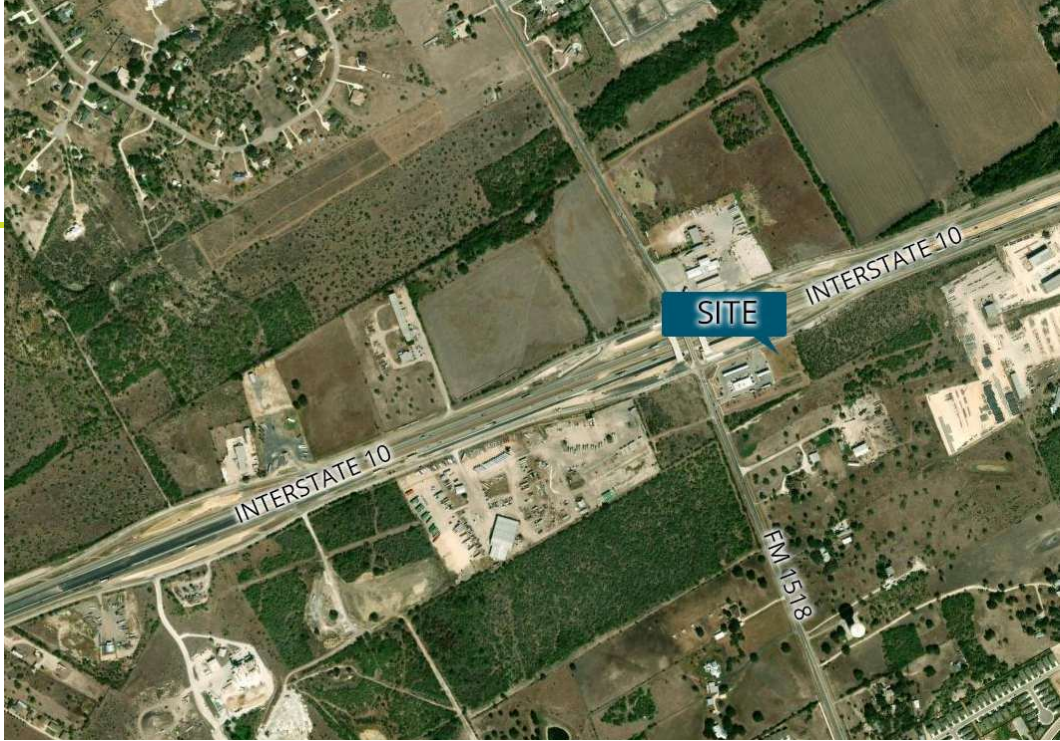
13176 IH-10 E

Converse, TX 78109

PROPERTY DETAILS

INVESTMENT DETAIL

Address	13176 IH-10 E
Sale Price	\$475,000.00
Lot Size	1.79 AC
Land Square Feet	77,972
Parcel ID	1235439
Zoning	Outside City Limits
County	Bexar
Traffic Count	10,415 VPD



Property Description

Franklin Street as co-broker in partnership with Cushman & Wakefield, is pleased to present qualified investors the opportunity to acquire the enclosed vacant land in Converse, Texas. The site is positioned at/near the intersection of FM 1518 and IH-10, providing direct access to major regional thoroughfares that allow for convenient connectivity to the entire Converse MSA.

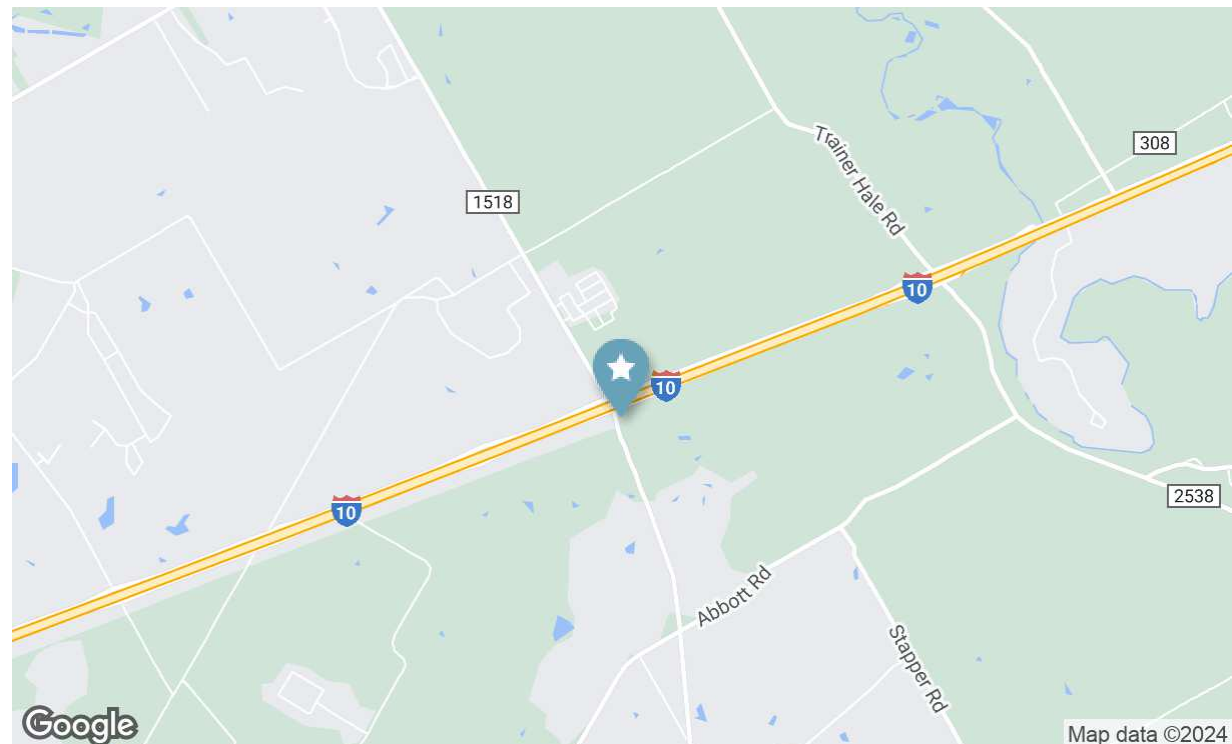
LOCATION OVERVIEW

ABOUT CONVERSE

Converse, Texas, seamlessly blends historical charm with modern vibrancy, creating an inviting atmosphere for both residents and businesses.

The businesses landscape in Converse is diverse, with mix of local enterprises and large corporations. The city's strategic location and business-friendly environment make it an attractive destination for entrepreneurs and investors.

Converse is committed to fostering growth through initiatives aimed at attracting new businesses. Infrastructure projects, residential developments, and commercial expansions reflect the city's forward-thinking approach to economic development while honoring its heritage.



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In Partnership with:

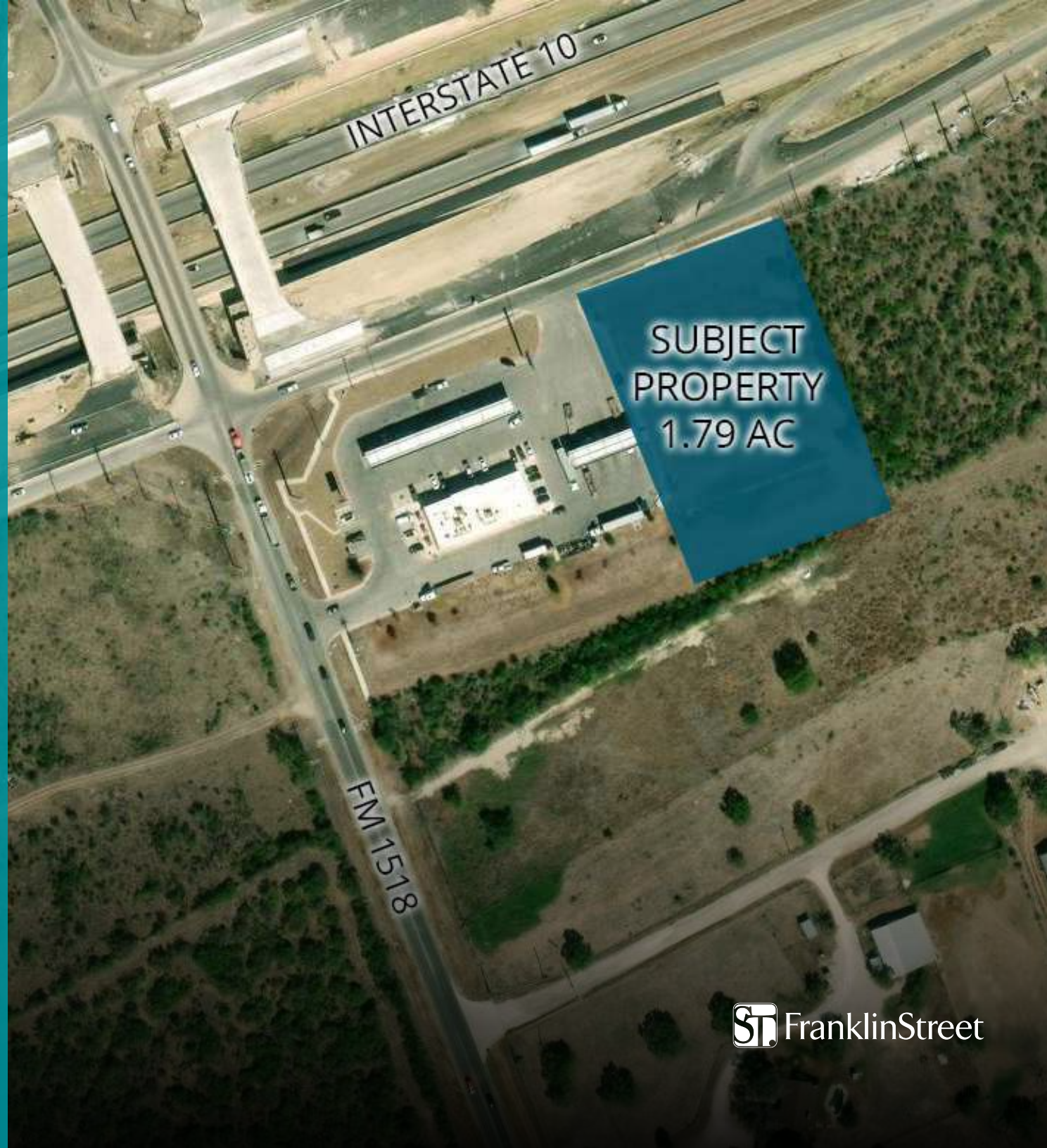


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