

For Sale on Market  
**\$750,000**

Call 7138840322 Today!

## GENERAL DESCRIPTION

**Subdivision:** W B DYCHES SURV

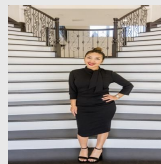
**Property Type:** Lots

**Lotsize:** 58,000 / Appraisal District

**MLS# / Area:** 38632059 / 51

## LOTS

Prime Commercial Land – 2.33 Acres – Interstate Frontage 7690 Concord Road, Beaumont, TX. Exceptional opportunity to own 2.20 acres of prime commercial real estate in a high-visibility, high-traffic area of Beaumont. This centrally located property offers outstanding exposure with direct Interstate frontage and convenient access from the feeder road, making it ideal for a wide range of commercial developments. Strategically positioned near major business corridors, this site is surrounded by thriving commercial activity and offers easy connectivity to the heart of Beaumont's business district, retail centers, and transportation routes. The property is beautifully lined with mature pecan, oak, magnolia, and crape myrtle trees, combining natural beauty with commercial potential. Whether you're looking to develop retail, office space, a service-based business, or a mixed-use project, this location delivers both visibility and accessibility. Contact us today for more details.



Presented By  
**Alyssa Lienau**

Century 21 Lucky Money

7138840322

Listing Broker  
Coldwell Banker Southern Homes

7690 Concord Rd, Beaumont, TX 77708

Visit <https://www.har.com/38632059> for more information