

For Sale on Market

**\$35,000**

Call 7134708980 Today!

## LOTS

1.5 AC Strategic In-Fill | I-45 Corridor | Value-Add Opportunity A rare 1.5-acre land-banking opportunity situated in the high-growth corridor between Houston and The Woodlands. Positioned near major employment hubs, this asset is priced to reflect its current access status. The Location: Prime proximity to the I-45 interchange, serving the North Houston and Spring markets. The Opportunity: Ideal for an assemblage play or a developer capable of securing access easements. Access Note: Property is currently landlocked. Strategic for adjacent owners or those experienced in ingress/egress negotiations. Due Diligence: All measurements are approximate. Buyer to verify all information, including utility proximity and legal access requirements.

## GENERAL DESCRIPTION

**Subdivision:** Devonshire Woods Sec 1

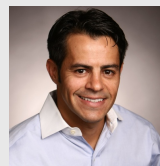
**Property Type:** Lots

**Lotsize:** 63,815 / Appraisal District

**Market Area:** Spring/Klein

**Key Map:** 292W

**MLS# / Area:** 95886856 / 13



Get in touch  
**Luciano Aires**

7134708980



**FIT Properties**

7133601512

0 Sagging Oaks Dr, Spring, TX 77388

Visit <https://www.har.com/95886856> for more information