

For Sale on Market

**\$85,000**

Call 817-585-6682 Today!

## LAND / UNIMPROVED LAND

Prime opportunity to own approximately 2.16 acres within Fort Worth city limits! Zoned A-5 (single-family residential) with no HOA, this property offers a unique combination of buildable space and additional land for privacy and long-term value.

Approximately 0.4 acres (17,424 sq ft) is located outside of the FEMA-designated floodplain and is considered the ideal area for building, comparable in size to many standard residential lots. The remaining acreage provides added buffer space, privacy, and flexibility for future use. Water and sewer are available at the street through the City of Fort Worth; buyer to verify and apply for connection. Property has paved road access (Oakdale Dr) with electricity available nearby. Development within the floodplain may require a Floodplain Development Permit and engineered plans. Buyer to verify all information, zoning, and development requirements. Great opportunity for builders, investors, or buyers looking to secure land within city limits at a competitive price.

### GENERAL DESCRIPTION

**Subdivision:** Wilkes Estates Add

**Property Type:** Land / Unimproved Land

**Lotsize:** 94,090

**MLS# / Area:** NTREIS-21227035



Get in touch  
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Visit <https://www.har.com/NTREIS-21227035> for more information