

For Sale on Market

**\$87,500**

Call 7133771022 Today!

## GENERAL DESCRIPTION

**Subdivision:** Rosenbaum Add

**Property Type:** Land / Unimproved Land

**Lotsize:** 11,631

**MLS# / Area:** NTREIS-21239287

## LAND / UNIMPROVED LAND

Prime Corridor Commercial Lot in Bonham, Texas. Exceptional opportunity to own a strategically located commercial lot in the growing city of Bonham, Texas. This 0.267-acre parcel (72×157) is zoned Corridor Commercial, making it ideal for retail, office, service businesses, and more. One side of the property offers direct frontage exposure to E. Sam Rayburn Freeway, providing outstanding visibility and high traffic count — a key advantage for any business or long-term investment strategy. Property Highlights: Size: 0.267 Acres, 72 × 157 ft, Zoning Corridor Commercial, Freeway Exposure E. Sam Rayburn Freeway, Location Bonham, Fannin County, Texas, Ideal for Retail, Office, Restaurant, Service Business or Buy & Hold Investment. Bonham is experiencing steady growth, making this the right time to secure your position in one of North Texas's up-and-coming markets. Whether you're looking to build now or hold for future appreciation, this lot checks all the boxes. Don't miss this rare commercial opportunity — properties with freeway exposure in growing markets don't last long.



Presented By  
**Chad Sayles**

Walzel Properties - Spring

7133771022

Listing Broker  
JB Real Estate Group, LLC

619 E 3rd St, Bonham, TX 75418

Visit <https://www.har.com/NTREIS-21239287> for more information