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Waller Office: 936.372.9181  
Hempstead Office: 979.826.4133

## 34444 A FM 1488 - List Price: \$3,061,400

Property Type: Commercial, Residential

[VIEW ON MAP](#)





## Description:

This exceptional unrestricted property offers 61.228 acres of vast potential for commercial or residential development. The land has approx. 2200 ft road frontage on FM 1488 & 1570 ft on Nelson Rd., ensuring high visibility & accessibility. The 3-bedroom 2 Bath home on the property can serve as a residence, office, or guest quarters. Also located on the property are two work Shops. Also features two ponds, partial tree coverage providing natural beauty & shade, and is fenced on 3 sides for security & privacy. AG exemption in place presenting opportunities for various farming or livestock ventures. This prime location is perfect for a business looking to capitalize on the high traffic of FM 1488. Enjoy the peace of mind knowing this property is not in a flood plain. Don't miss this unique opportunity to invest in a property with endless possibilities.



Acres: 61

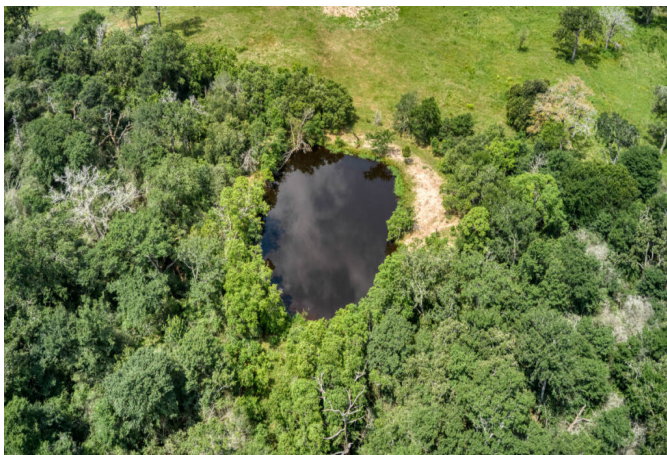
List Price: \$3,061,400

City: Hempstead

County: Waller

State: TX

Zip: 77445



Timothy Phelan

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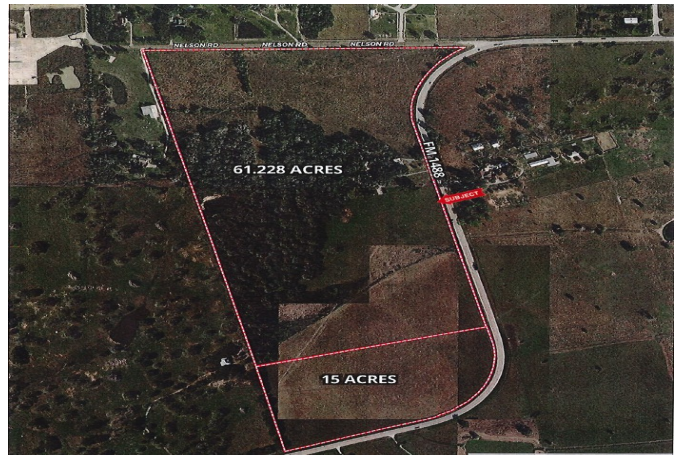
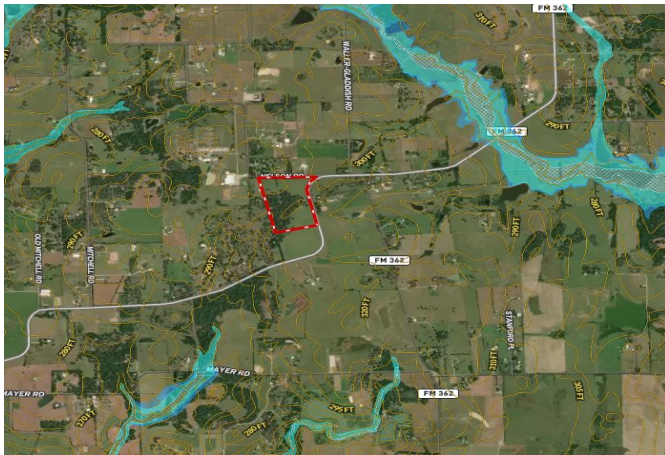
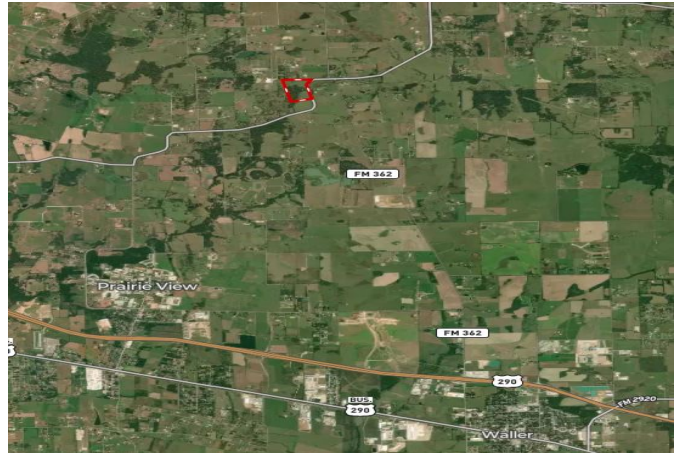












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