

**FOR SALE**

**1801 HOWARD ROAD – 3.6 ACRES**

***Waxahachie, Texas***

- LOCATION:** The subject property is located on the east side of Howard Road, approximately one mile south of downtown Waxahachie. The street address is 1801 Howard Road.
- SIZE:** 3.6 Acres; 156,816 S.F.
- ZONED:** Heavy Industrial - HI
- UTILITIES:** All utilities are available.
- FRONTAGE:** 240 ft. (*approximately*)
- DEPTH:** 545 ft. (*approximately*)
- PRICE:** \$313,632.00; \$2.00 Per S.F.
- COMMENTS:** This property is in a good location close to the downtown area. Howard Road provides access to I-35E and U.S. Highway 77. The property shows not to be in the flood plain.

**FOR MORE INFORMATION**

*Call*

**Joe Rust**

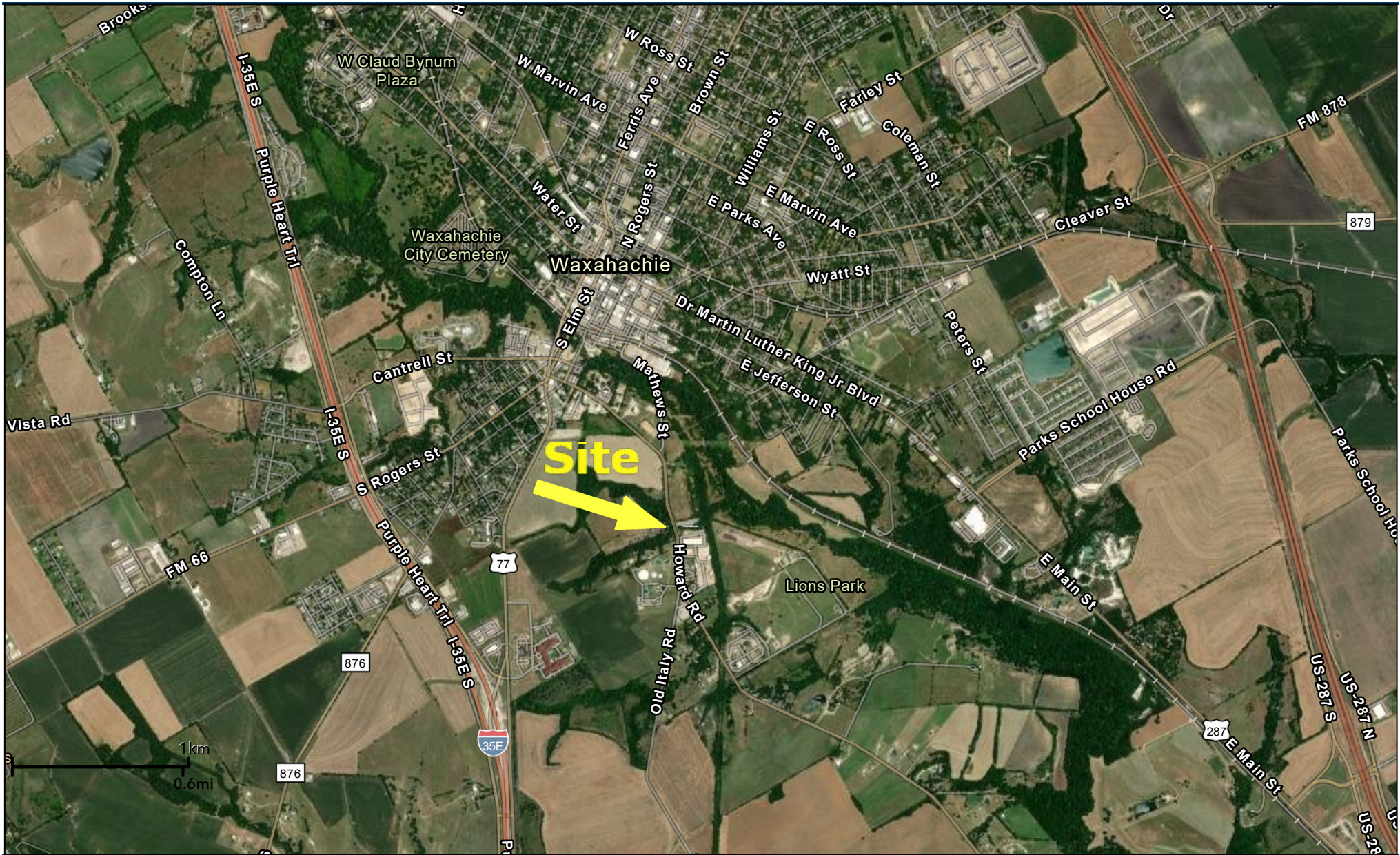
**JOE RUST COMPANY**

**972-333-4143**

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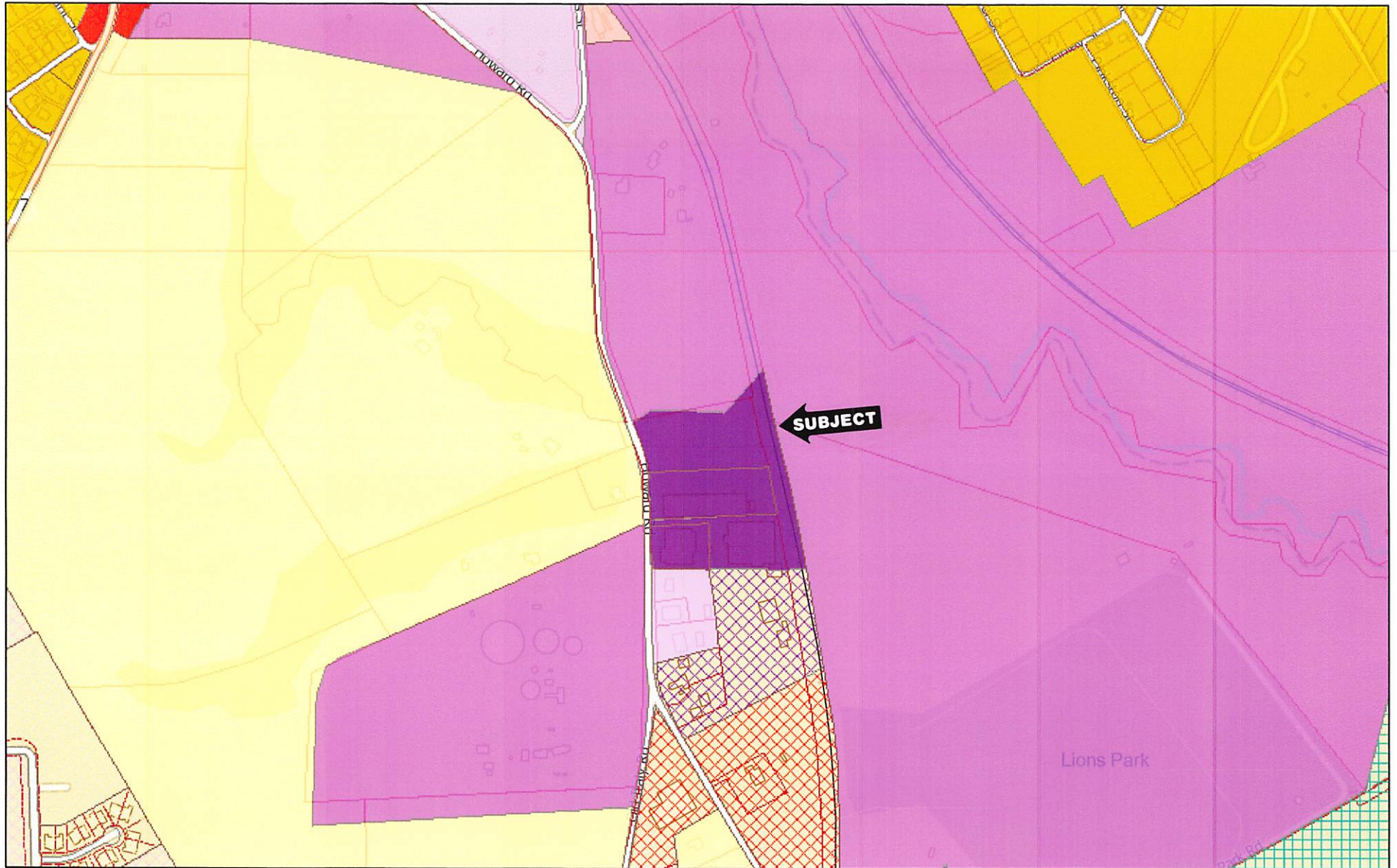
***Information furnished is from sources deemed to be reliable but is not guaranteed by Joe Rust Company and is subject to change in price, correction, errors and omissions, prior sales and withdrawal without notice.***







# 3.6 Acres - 1801 Howard Road Zoned HI



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Zoning

2F Two Family

AD Airport Development

C Commercial

CA Central Area

FD Future Development

GR General Retail

GR-L General Retail-Limited

HI Heavy Industrial

LI Light Industrial

LI-1 Light Industrial-1

LI-2 Light Industrial-2

1:9,028

