



900 Congress Ave., Suite L-165, Austin, TX 78701
 512/708-0800, Fax 512/233-0071
 ktaylor@ccim.net

Tech Ridge MF Site: 16 ac

Lakes at Tech Ridge Howard at IH 35 Austin, TX



Entitlements: Both lots are platted. Lot 2 is land use designated MF in the Northtown MUD, and the owner is planning to self-develop. Lot 1 is zoned CS-MU-CO for that part in the City of Austin and land designated MF for that part in the Northtown MUD. Density allowed: 22/ac.

Utilities: Lot 1 is served by the City of Austin for both water and wastewater.

Price: \$4/sf (\$7,920/door at 22/ac).

Location: North side of Howard Lane, east of IH 35 and fronting The Lakes Boulevard. Austin, TX.

Size: Lot 1 16.055 ac available. Lot 2 14.638 ac is to be developed by owner.

Listed by Kent Taylor, CCIM: 512/708-0800

All information regarding this property is from sources deemed reliable, however no independent investigation has been made of this information and no warranty or representation is made as to the accuracy thereof. This property is submitted subject to errors, omissions, change of price or other conditions. No warranties or representations are made as to any condition that may affect the value or suitability of the property.