

± 3.436 ACRES FOR SALE SPRING LAKES II COMMERCIAL

Spring, Texas

Tract #23

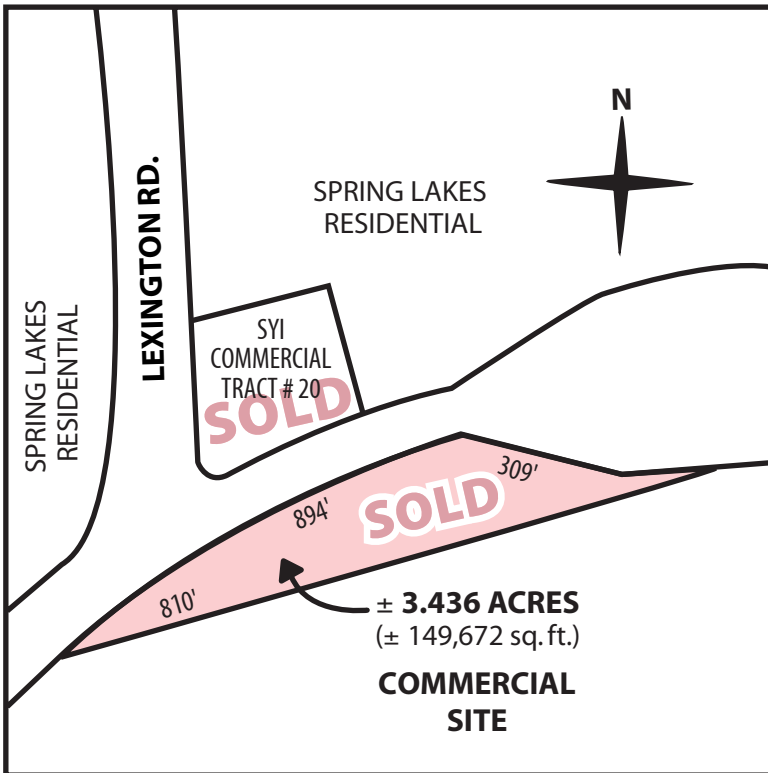
*(utilities available & on-site detention **not** required)*

LOCATION: The Southeast corner of the intersection at Cypresswood Dr. and Lexington Rd. in the Houston ETJ.

PRICE: Call for pricing.

TAX AUTHORITY:	Harris County	0.84
	MUD 249	1.20
	Spring ISD	1.44
	Approx. Tax Rate (2008)	\$3.48 per \$100 value

FEATURES: The area on the East and West side of I-45 from Cypresswood to Louetta have experienced tremendous growth in recent years. A Wal-Mart Supercenter, Kohl's Department Store, numerous car dealerships, restaurants and retail space have been developed. This tract is located in close proximity to the Spring Lakes Residential Development which will ultimately consist of ± 800 single-family residential units built by Perry Homes, D.R. Horton Homes and Village Builders. The Cypresswood Lake Residential Development, which will consist of ±500 single-family residential units, is located south of this site on Cypresswood Drive.



SAM YAGER INCORPORATED

For more information on this property please contact:

Sam Yager, Jr. - Broker (license #0201563)

Office: 713-783-0308

800 Bering Drive, Suite 225

Fax: 713-783-0704

Houston, Texas 77057

or visit our website at:

www.SYI.net

**This does not constitute an offer to sell and is for discussion purposes only. All information contained herein should be independently verified by any party expressing an interest. Last Updated 3-06-08*