
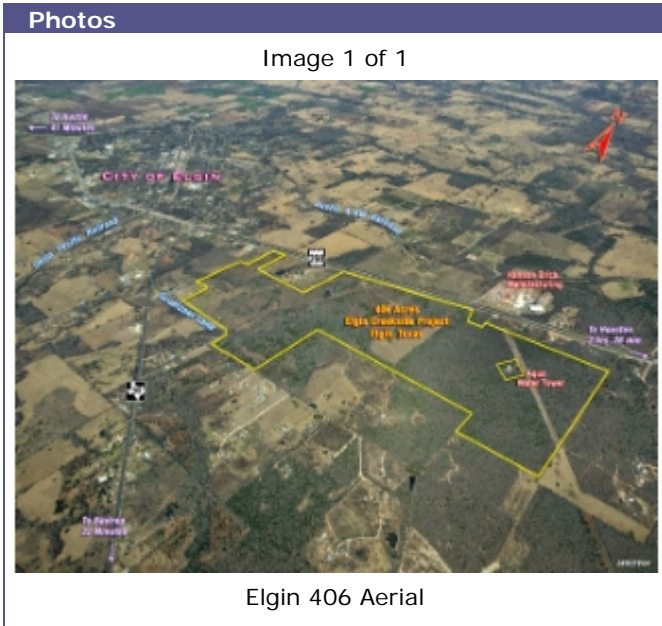


Elgin 406

Elgin 406 
 Highway 290
 Elgin, TX 78621
 County: Bastrop

CONTACT LISTING BROKER
[Neill McClung](#) (512) 785-6810

McClung Properties, Inc.



For Sale	Active
Type:	Land Industrial (land)
Date Last Verified:	8/21/2008
Property ID:	15814084

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Available Lots

More Info	Lot #	Price	Price Per	Lot Size	Lot Type	Status
		\$8,000,000	(\$19,704.43/AC)	406.00 AC	Industrial (land)	

Additional Information

Property Description:

This property will be included in a Real Estate Auction on 08/14/08 at the Hilton Austin Hotel located at 500 East 4th Street, Austin, TX 78701. Registration will start at 1:00 p.m. with the Auction scheduled to start at 2:00 p.m. All properties will be sold subject to Seller's Confirmation and are subject to prior sale or withdrawal without notice. This Mixed use commercial tract located on US Hwy 290 on the east side of Elgin, TX near Highway 95. The site has 3,800 feet of frontage on Hwy 290. The City of Elgin supports annexation, zoning and a TIF on this property. Recent Appraisal of \$8 million. Will sell the whole 406 acres for \$5 million or only \$12,315 per acre. The City of Elgin and Elgin EDC support building a new Elgin Industrial Park on the west 100 acres

Location Description:

Located on the South side of US Hwy 290, East of Elgin, across the road from the Stone Company.

Power is available: Yes
TaxID/APN: R111661

Water is available: Yes