

FOR SALE

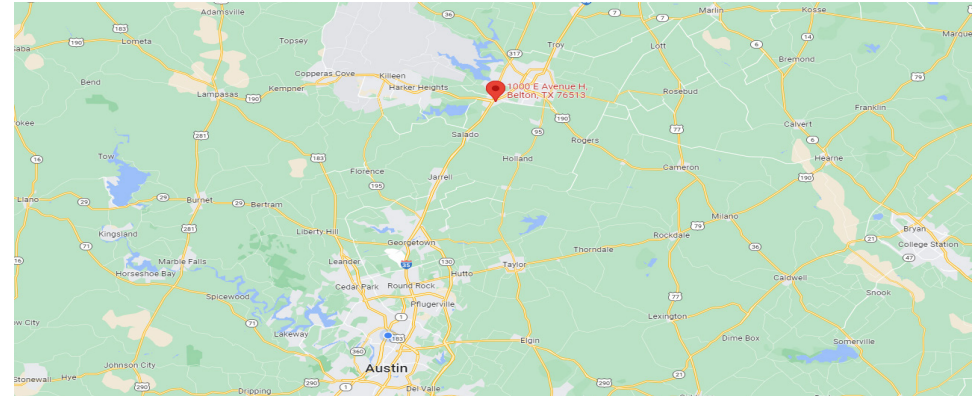
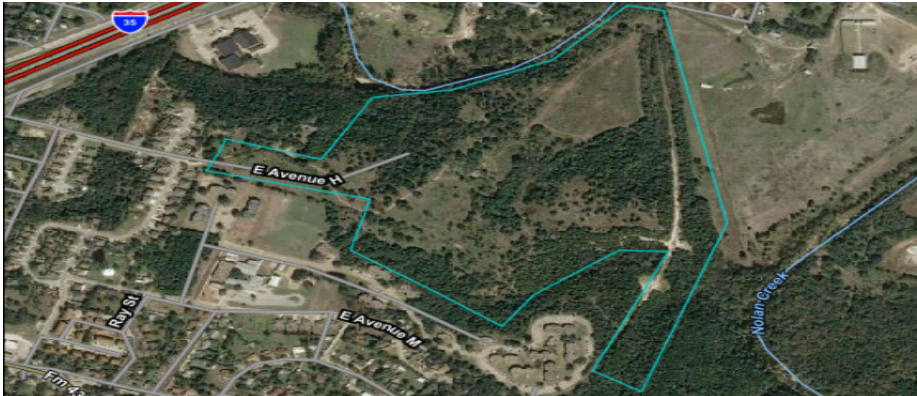
1000 East Avenue H

Belton, Tx 76513

99.6 AC SITE

94.997 + 4.617

99.6 AC Site for Sale - Single Family or Build to Rent – Don't miss this opportunity to develop in an area that is underserved with entry level housing options!



- **Calling All Builders who want an entitled site right now!**
- **Located in southeast Belton, east of the intersection of S IH 35 Service Road and East Avenue H at 1000 East Avenue H, Belton, TX 76513.**
- **99.6 AC of undeveloped land (of which less than 5% of the site is in the 100-year floodplain.)**
- **SF-3 Zoning for Single Family approved.**
- **Water, Wastewater and Power at site – City of Belton.**
- **Drive times - Austin (55 Min), Temple (10 Min), Killeen (22 Min), Salado (12 Min).**

- **240 Units approved for building and City of Belton open to more density.**
- **Temple, just due north of Belton, has an \$800M new data center being built for Facebook, as center of gravity continues to shift north from Austin (Samsung, Dell, Motorola, Apple, etc).**
- **Views of Mary Hardin Baylor and the opportunity to integrate park space and a connection to the city's hike & bike trail are all attributes that make this a unique opportunity for the developer seeking to minimize the entitlement scramble.**

Tami Greenberg

Broker

512.773.3705

TGreenberg@asterra.com

Click below for more information

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