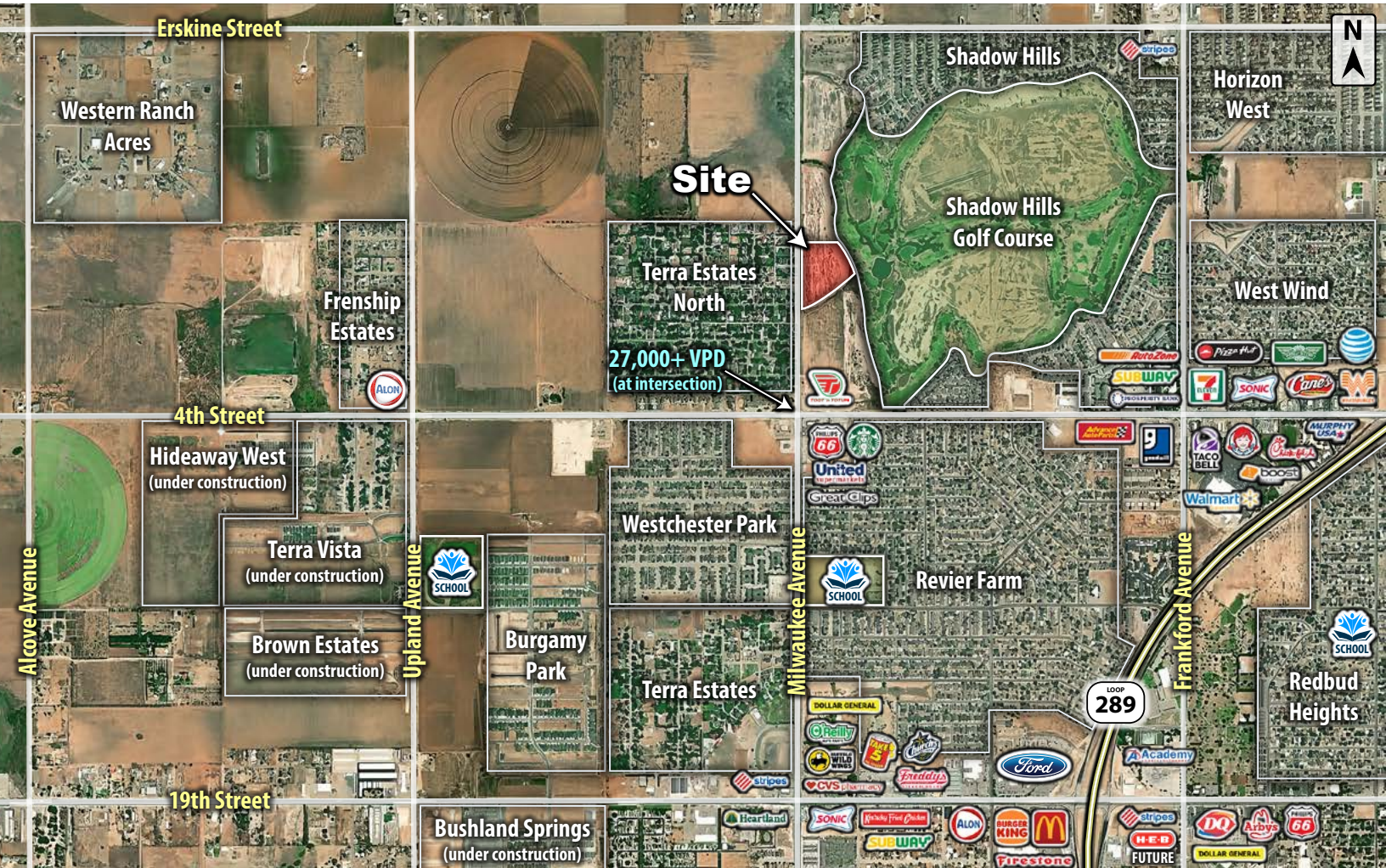




NORTHWEST LUBBOCK MULTIFAMILY LAND

1st Street & Milwaukee Avenue, Lubbock, TX 79416

LAND



QUICK FACTS



PURCHASE PRICE

\$2.25 PER SQ. FT.



TOTAL ACREAGE

10 AC



ZONING

COMMERCIAL

CBCWORLDWIDE.COM

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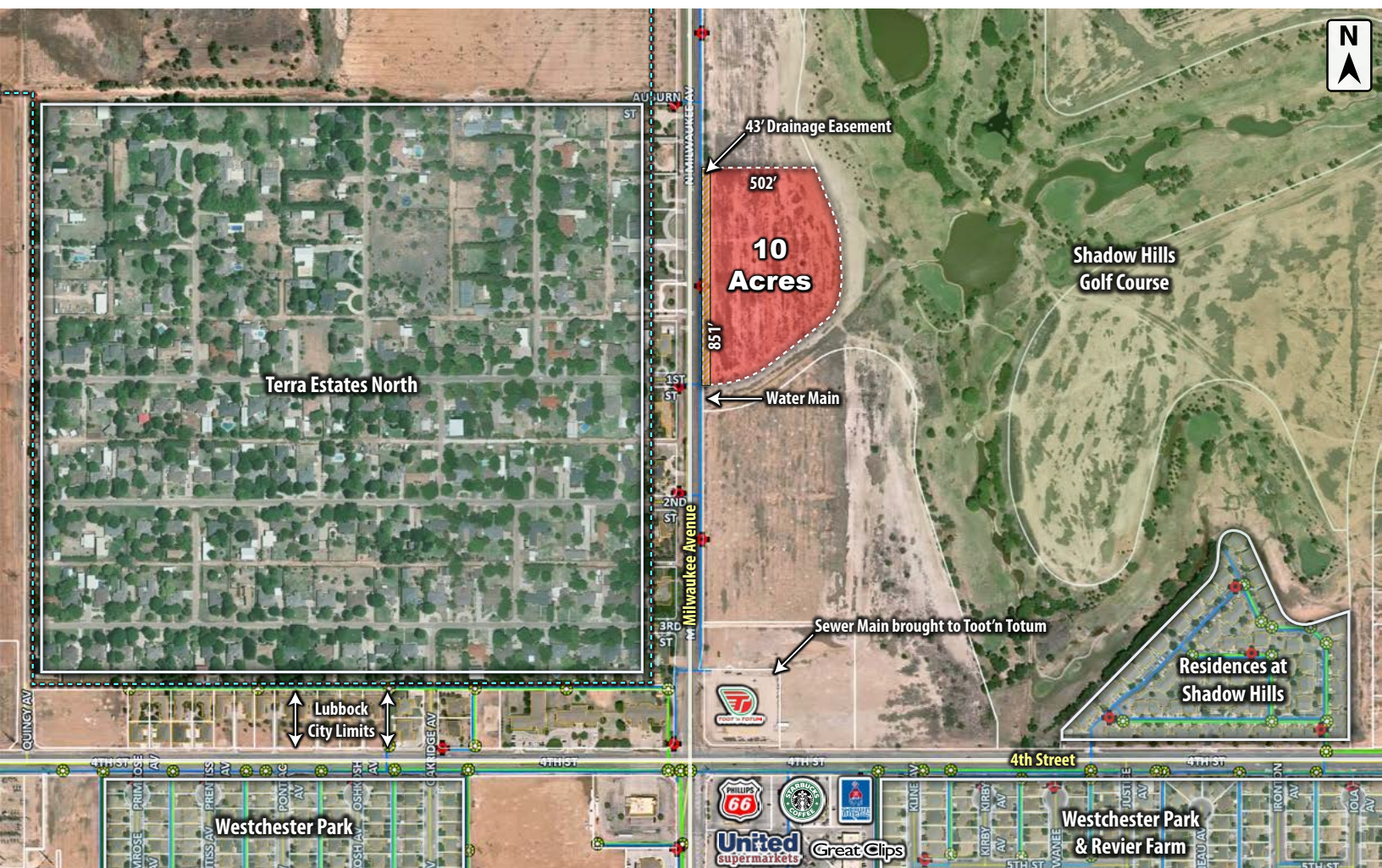
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TRADE AREA & INFORMATION



LOCATION

Located just inside the northwest city at 1st Street & Milwaukee Avenue in Lubbock, TX.

DESCRIPTION

Discover an outstanding opportunity for multifamily development in an area where the population has seen remarkable growth in recent years. Specifically, within a 1-mile radius, the population has increased by more than sixfold over the past eight years, while the 3-mile and 5-mile radii have both seen their populations double. This expansive tract is perfectly situated along Milwaukee Avenue, just north of a bustling United Supermarkets. Boasting over 800 feet of frontage, the site offers great potential. The nearby intersection of 4th & Milwaukee serves as a vibrant commercial hub, with great establishments such as United Supermarkets, Starbucks, Sherwin Williams, Great Clips, and a newly constructed Toot'n Totum gas station (2024). Water service is available on-site, and sewer connections are conveniently located just to the south, simplifying the development process. This tract is ideally suited for multifamily development and is currently available for sale. It's worth noting that a portion of the property is situated within a floodplain.

OPTIONS

10 Acres - \$2.25 per Sq. Ft.

(Drainage Easement 0.8401 Acres - Net Buildable 9.1599 Acres)



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\$218,409

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