



TBD N HWY 77

LINCOLN, TX 78948



\$699,000



357,845 sqft

DESCRIPTION

Prime commercial opportunity featuring exceptional dual highway exposure along US Highway 77 and State Highway 21. This +/- 13.92-acre tract offers approximately 653 feet along Highway 77 and 636 feet along Highway 21, providing excellent visibility and access from both directions. Positioned along two heavily traveled corridors with a combined traffic count exceeding 13,500 vehicles per day, the property benefits from strong, consistent daily exposure ideal for a wide range of commercial uses. Electric and water are available on-site. Centrally located within the Texas Triangle, the property offers convenient access to key regional markets. Approximately 8.5 miles to Lexington, 8.8 miles to Giddings, 27 miles to Bastrop, 32 miles to Elgin, 57 miles to Austin, 46 miles to Bryan/College Station, 94 miles to Waco, 116 miles to Houston, and 119 miles to San Antonio. Well-suited for commercial development, retail, service-based businesses, or investment, this property combines location, visibility, and accessibility to maximize potential.

PROPERTY TYPE: Commercial - Other
MLS STATUS: Active
MLS: 1750153
YEAR BUILT: 2005
COUNTY: Lee
TRACT OR SUBDIVIION: Other
LIST DATE: 04/10/2026

CENTURY 21

Judge Fite Company

800.451.8055

AREA: LC
SQUARE FEET: 357,845
TOTAL BEDS:
FULL BATHS:
HALF BATHS:
ACRES: 13.93
LOT SIZE (SQFT): 606,616

INTERIOR FEATURES

KITCHEN:

- None

EXTERIOR FEATURES

PARKING:

- Open

UTILITIES

UTILITIES:

- WaterAvailable

ADDITIONAL PROPERTY DETAILS

LISTED BY: Jessica Armstrong

PHONE: 979.567.7653

BROKERED BY: Armstrong Properties