

CENTURY 21

Judge Fite Company



474 ROY RICHARDS DR.

SCHERTZ, TX 78154



\$1,200,000



0 sqft

DESCRIPTION

Seize the opportunity to own 3.74 acres of cleared land perfectly positioned on a booming and highly traveled thoroughway connecting FM 78 to IH-35. This rapidly growing area is experiencing tremendous commercial and residential development, making it an ideal location for your next project. With exceptional visibility, steady traffic flow, and easy accessibility, this property is well-suited for retail, office, medical, hospitality, or mixed-use development. The land is cleared and ready for construction, saving valuable time in the development process. Don't miss your chance to secure a prime commercial site in one of the area's fastest-growing corridors.

PROPERTY TYPE: Commercial - Commercial Land
MLS STATUS: Active
MLS: 1934863
YEAR BUILT:
COUNTY: Guadalupe
TRACT OR SUBDIVIION:
LIST DATE: 01/19/2026

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800.451.8055

AREA: 2705
SQUARE FEET:
TOTAL BEDS:
FULL BATHS:
HALF BATHS:
ACRES: 3.74
LOT SIZE (SQFT): 162,914

ADDITIONAL PROPERTY DETAILS

LISTED BY: Richard Coleman

PHONE: 210.651.9300

BROKERED BY: Simmonds Real Estate Inc.