

# CENTURY 21<sup>®</sup>

Judge Fite Company



## 4570 WHITE SETTLEMENT ROAD

FORT WORTH, TX 76114



\$2,700,000



0 sqft

## DESCRIPTION

Over an acre commercial corner lot on White Settlement Road, the gateway to the River District with an unobstructed view of the Trinity River. Situated between downtown Fort Worth, Crestwood, restaurants, boutique office spaces, and a multitude of varying living options. Fort Worth has officially hit over a million residents and continues to be one of the FASTEST growing city's in the United States. This property has been studied for its highest and best use and falls within the city Neighborhood Empowerment Zone, meaning the city wants to see it improved upon. Unique opportunity to invest or create something special. Fort Worth as a city is supported by a robust economy, expanding infrastructure, and strong demographic trends. The local area features a stable population base, a growing workforce, and a supportive pro-business environment, further enhancing the site's long-term investment appeal.

**PROPERTY TYPE:** Commercial - Unimproved Land

**MLS STATUS:** Active

**MLS:** 20943638

**YEAR BUILT:**

**COUNTY:** Tarrant

**TRACT OR SUBDIVIION:** John Watson

**LIST DATE:** 05/22/2025

**CENTURY 21**

Judge Fite Company

**800.451.8055**

**AREA:**

**SQUARE FEET:**

**TOTAL BEDS:**

**FULL BATHS:**

**HALF BATHS:**

**ACRES:** 1.47

**LOT SIZE (SQFT):** 64,033

## INTERIOR FEATURES

**VIRTUAL TOUR:**

- [View virtual tour](#)

## EXTERIOR FEATURES

**LOT DESCRIPTION:**

- Acreage
- Cleared
- CornerLot

## UTILITIES

**UTILITIES:**

- None

## ADDITIONAL PROPERTY DETAILS

**LISTED BY:** Sarah Hardy 

**PHONE:** 817.602.4027

**BROKERED BY:** Engel & Volkers Fort Worth