

CENTURY 21

Judge Fite Company



FM-2728

TERRELL, TX 75161



\$499,900



0 sqft

DESCRIPTION

Pleased to present a prime 2-acre tract in Terrell, Texas, strategically positioned at the corner of FM 2728 and County Road 131. This high-visibility corner site offers excellent retail potential, particularly for a convenience store, gas station, or other roadside retail development. The property is located just one mile from Interstate 20 and within five miles of State Highway 34, providing outstanding access for regional traffic and high exposure to both the daily commuter and commercial vehicle flow. Its close proximity to these major transportation routes ensures strong visibility and accessibility. Adding to its appeal, a major brand discount retail store is currently under contract directly adjacent to the site, reinforcing the area's commercial viability and drawing consistent customer traffic to the immediate vicinity. The property features level, rough-graded terrain with City Water and Electric utilities already in place, offering a fast-track path to development. Located outside of city limits, this allows for more flexible land use with minimal zoning restrictions, streamlining the development process for retail projects.

PROPERTY TYPE: Commercial - Unimproved Land

MLS STATUS: Active

MLS: 20952545

YEAR BUILT:

COUNTY: Kaufman

TRACT OR SUBDIVIION: None

LIST DATE: 05/30/2025

CENTURY 21

Judge Fite Company

800.451.8055

AREA:

SQUARE FEET:

TOTAL BEDS:

FULL BATHS:

HALF BATHS:

ACRES: 2

LOT SIZE (SQFT): 87,120

INTERIOR FEATURES

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

PARKING:

- Unassigned
- Unpaved

LOT DESCRIPTION:

- Acreage
- Cleared
- CornerLot
- Level

FOUNDATION:

- None

UTILITIES

UTILITIES:

- ElectricityAvailable
- WaterAvailable

ADDITIONAL PROPERTY DETAILS

LISTED BY: Shane Hendrix 

PHONE: 972.772.6025

BROKERED BY: M&D CRE, LLC

century21judgefite.com

each office is independently owned and operated