

CENTURY 21

Judge Fite Company



11.71 AC MINGO & COLLINS RD

DENTON, TX 76208



\$2,134,733



1 acres

DESCRIPTION

LOT 6 (APPR:11.71AC) -- This versatile parcel offers significant potential for residential, multifamily, or commercial development, aligning with various investment strategies. The property benefits from its proximity to two major universities, the University of North Texas and Texas Woman's University, both approximately 5 to 7 miles away. The location provides easy access to nearby amenities, including shopping, dining, schools, and major thoroughfares. Given Denton's strong growth and dynamic community, this presents an ideal opportunity for future development. Buyers are encouraged to consult with the City of Denton and Denton County departments for specific development guidelines and use approvals. This property along with the property in MLS #20958617 and MLS #20958605 can be purchased all together or separately.

PROPERTY TYPE: Land - Unimproved Land
MLS STATUS: Active
MLS: 20958616
YEAR BUILT:
COUNTY: Denton
TRACT OR SUBDIVIION: Th Living
LIST DATE: 06/25/2025

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800.451.8055

AREA:
SQUARE FEET:
TOTAL BEDS:
FULL BATHS:
HALF BATHS:
ACRES: 11.71
LOT SIZE (SQFT): 510,087

INTERIOR FEATURES

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

LOT DESCRIPTION:

- Acreage
- FewTrees

UTILITIES

UTILITIES:

- ElectricityAvailable
- Other

ADDITIONAL PROPERTY DETAILS

LISTED BY: Reggie Andrews 

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BROKERED BY: Synergy Realty