

CENTURY 21

Judge Fite Company



18747 FM 2493

FLINT, TX 75762



\$2,541,000



0 sqft



beds



0 baths

DESCRIPTION

The Shires - New 8 Unit Townhome Complex. Newly constructed and 100% occupied 8-unit townhome complex in Flint, Texas with value-add upside! Purchasers will have the opportunity to develop 20 more units on an additional 1.5 acres primed for vertical construction. Highlights: • Year 1 NOI: \$125,268. • Additional land + infrastructure for developers. • Per Unit: 3 bedroom, 2 bathroom. ~ \$1,896 rent per mo. ~ 1,400 SF. • 16 parking spots (2 per unit). • Modern interior finishes. Contact agent for OM.

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800.451.8055

PROPERTY TYPE: Multifamily - Quadruplex
MLS STATUS: Active
MLS: 20965019
YEAR BUILT: 2023
COUNTY: Smith
TRACT OR SUBDIVIION: HENRICHSON SUBD
LIST DATE: 06/11/2025

AREA:
SQUARE FEET:
TOTAL BEDS:
FULL BATHS: 0
HALF BATHS: 0
ACRES: 2.07
LOT SIZE (SQFT): 90,082

INTERIOR FEATURES

FLOOR COVERINGS:

- Concrete

APPLIANCES:

- Dishwasher
- ElectricRange
- Microwave
- Refrigerator

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

PARKING:

- OnSite
- OffStreet
- ParkingLot

ROOF TYPE:

- Composition

YARD/GROUNDS:

- Lighting
- RainGutters

POOL TYPE:

- None

FOUNDATION:

- Slab

FENCING:

- Wood

UTILITIES

HEATING/COOLING:

- Central
- Electric

UTILITIES:

- SewerAvailable
- WaterAvailable

ADDITIONAL PROPERTY DETAILS

AMENITIES:
LISTED BY: Matthew Marshall 

● KitchenIsland
PHONE: 903.581.3737

SECURITY FEATURES:

- SmokeDetectors
- SecurityLights

BROKERED BY: Drake Real Estate & Investment

century21judgefite.com

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