



1001 LAKEVIEW DRIVE
CEDAR HILL, TX 75104



\$1,241,460



0 sqft

DESCRIPTION

Pleased to offer a premier 5.79-acre development site positioned at the high-traffic hard corner of Mansfield Road and Lakeview Drive in Cedar Hill, Texas. Strategically situated within a densely populated residential area, the property benefits from strong demographics, including 83,581 households within a 15-minute drive time and a median household income of \$117,562. The site's Local Retail zoning, coupled with utilities in place (septic, city water, and electric) and dual access points, provides an efficient path to development. The location supports a wide range of potential retail uses making it an attractive opportunity for commercial operators and investors alike. Positioned along a key community travel corridor, the property captures exposure to 12,708 vehicles per day, with steady traffic drawn from Joe Pool Lake, Cedar Hill State Park, Highway 67, and surrounding neighborhoods— all within three miles of the site. This prime corner tract combines visibility, accessibility, and favorable market fundamentals—making it a strong candidate for immediate commercial development.

PROPERTY TYPE: Commercial - Unimproved Land

MLS STATUS: Active

MLS: 21123061

YEAR BUILT:

COUNTY: Dallas

TRACT OR SUBDIVIION: None

LIST DATE: 12/01/2025

CENTURY 21

Judge Fite Company

800.451.8055

AREA:

SQUARE FEET:

TOTAL BEDS:

FULL BATHS:

HALF BATHS:

ACRES: 5.76

LOT SIZE (SQFT): 250,774

INTERIOR FEATURES

VIRTUAL TOUR:

- [View virtual tour](#)

UTILITIES

UTILITIES:

- ElectricityAvailable
- SepticAvailable
- WaterAvailable

ADDITIONAL PROPERTY DETAILS

LISTED BY: Shane Hendrix 

BROKERED BY: M&D CRE, LLC

century21judgefite.com

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