

CENTURY 21[®]

Judge Fite Company



1050 COUNTY ROAD 141

GEORGETOWN, TX 78626



\$2,587,000



1,713 sqft

DESCRIPTION

Located just one mile from Interstate 35 in a strong corridor and commercial development area, this 22-acre tract offers a rare opportunity to control a highly flexible development site in the Georgetown ETJ with no zoning restrictions. This property's location makes it ideal for investors, developers, or owner-users seeking scale, access, and long-term upside. It has quick access to I-35, SH 130 tollway, Ronald Reagan, and the Georgetown Municipal Airport. The site stands to benefit from major regional mobility investments, including Williamson County's future Arterial K and Ronald Reagan Extension. Currently under agricultural use, the site includes a well-maintained 1,713 SF residence suitable for conversion to office, live/work space, or on-site management. Recent updates include new windows and roof (Sept 2025) and a new indoor HVAC unit (Oct 2025). Additional improvements include an approximately 2,500 SF metal equipment/storage building and a detached oversized two-car garage, providing functionality for immediate operations or hold strategies during future planning. Electric service, gas, well, and septic are in place. PEC three-phase power and a Jonah Water line are located directly across the road, supporting future expansion. The land is generally level and conducive to development. An Oncor transmission line crosses the property with an approximately 100-foot easement; however, with more than 1,000 feet of depth on both sides, the tract maintains substantial contiguous buildable area and site planning flexibility. The property can accommodate a variety of concepts including light industrial, flex or warehouse, contractor yard, storage, RV park, manufactured housing, etc. 1050 CR 141 delivers location strength, infrastructure presence, and scalability in one of Central Texas' most active growth corridors. Buyer(s) and buyer agent(s) should perform their own due diligence square footage, zoning, property type, and all information.

PROPERTY TYPE: Commercial - Agriculture

MLS STATUS: Active

MLS: 4531134

YEAR BUILT: 1993

COUNTY: Williamson

TRACT OR SUBDIVIION: none

LIST DATE: 02/18/2026

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800.451.8055

AREA: GTE

SQUARE FEET: 1,713

TOTAL BEDS:

FULL BATHS:

HALF BATHS:

ACRES: 22.53

LOT SIZE (SQFT): 981,406

INTERIOR FEATURES

KITCHEN:

- None

FLOOR COVERINGS:

- Carpet
- Tile
- Wood

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

PARKING:

- AdditionalParking
- Asphalt
- CircularDriveway
- Covered
- Driveway
- Detached
- Garage
- GarageDoorOpener
- GarageFacesSide

SIDING:

- Brick
- MetalSiding
- VerticalSiding
- WoodSiding

FOUNDATION:

- Slab

UTILITIES

HEATING/COOLING:

- Central
- Fireplaces
- NaturalGas

UTILITIES:

- CableAvailable
 - ElectricityConnected
 - NaturalGasConnected
 - HighSpeedInternetAvailable
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ADDITIONAL PROPERTY DETAILS

LISTED BY: Sonya Miranda

PHONE: 512.444.6683

BROKERED BY: NEXTHOME MODERN