

CENTURY 21

Judge Fite Company



602 GATEWAY CENTRAL

MARBLE FALLS, TX 78654



\$800,000



0 sqft

DESCRIPTION

This 1.4-acre commercial lot at 602 Gateway Central is zoned Business/Industrial Park District, offering a wide range of potential uses in a rapidly expanding corridor of Marble Falls. The property is surrounded by a complementary mix of medical offices, senior living communities, residential neighborhoods, and light industrial businesses, creating a versatile environment suitable for numerous development opportunities. The site features gentle, buildable terrain with an 8-inch water line running along Gateway Parkway, electric service provided by PEC, water and sewer utilities supplied by the City of Marble Falls. Its strategic location delivers excellent accessibility and visibility, just minutes from Lake Marble Falls, the downtown district, local dining, shopping, and popular Hill Country wineries. With its strong utility infrastructure, flexible zoning, and proximity to major growth drivers, this property represents a prime opportunity for developers or owner-users looking to establish a presence in one of the Hill Country's fastest-growing markets.

PROPERTY TYPE: Commercial - MixedUse
MLS STATUS: Active
MLS: 5408733
YEAR BUILT: 2025
COUNTY: Burnet
TRACT OR SUBDIVIION: Gateway Park
LIST DATE: 11/18/2025

CENTURY 21

Judge Fite Company

800.451.8055

AREA: LW
SQUARE FEET:
TOTAL BEDS:
FULL BATHS:
HALF BATHS:
ACRES: 1.4
LOT SIZE (SQFT): 60,983

INTERIOR FEATURES

KITCHEN:

- None

FLOOR COVERINGS:

- SeeRemarks

EXTERIOR FEATURES

PARKING:

- None

UTILITIES

HEATING/COOLING:

- None

UTILITIES:

- None

ADDITIONAL PROPERTY DETAILS

LISTED BY: Alice Duffy

PHONE: 512.784.2345

BROKERED BY: Keller Williams - Lake Travis