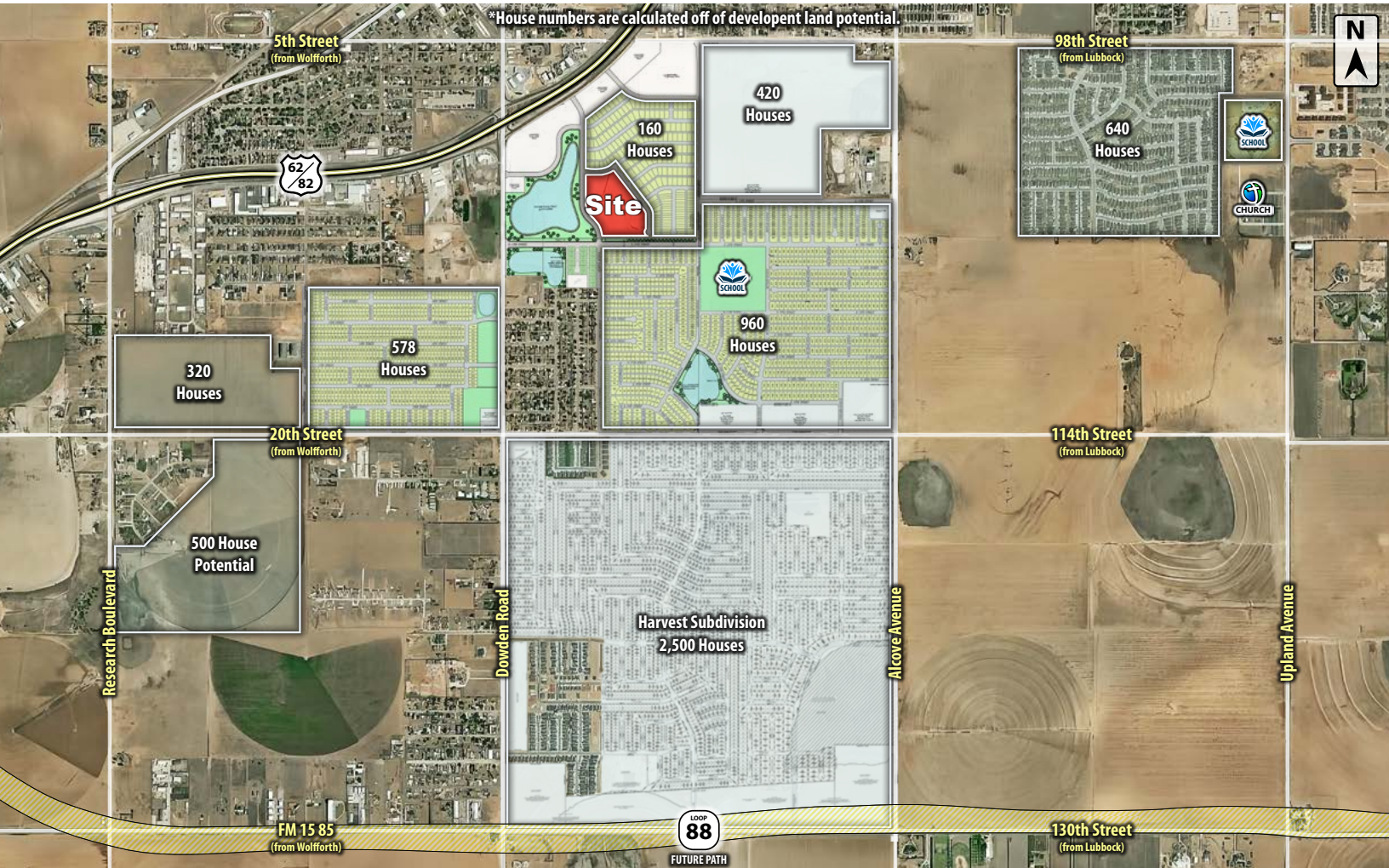




OVERLOOK SUBDIVISION APARTMENT LAND

SEQ Marsha Sharp Highway & Dowden Road, Wolfforth, TX 79382

LAND



QUICK FACTS



PURCHASE PRICE

\$4.50 PER SQ. FT.



TOTAL ACREAGE

12.783 AC



ZONING

MULTIFAMILY

CBCWORLDWIDE.COM

CHASE TUCKER, CCIM
806.784.3268
CTUCKER@CBCWORLDWIDE.COM
CBCCAPITALADVISORS.COM

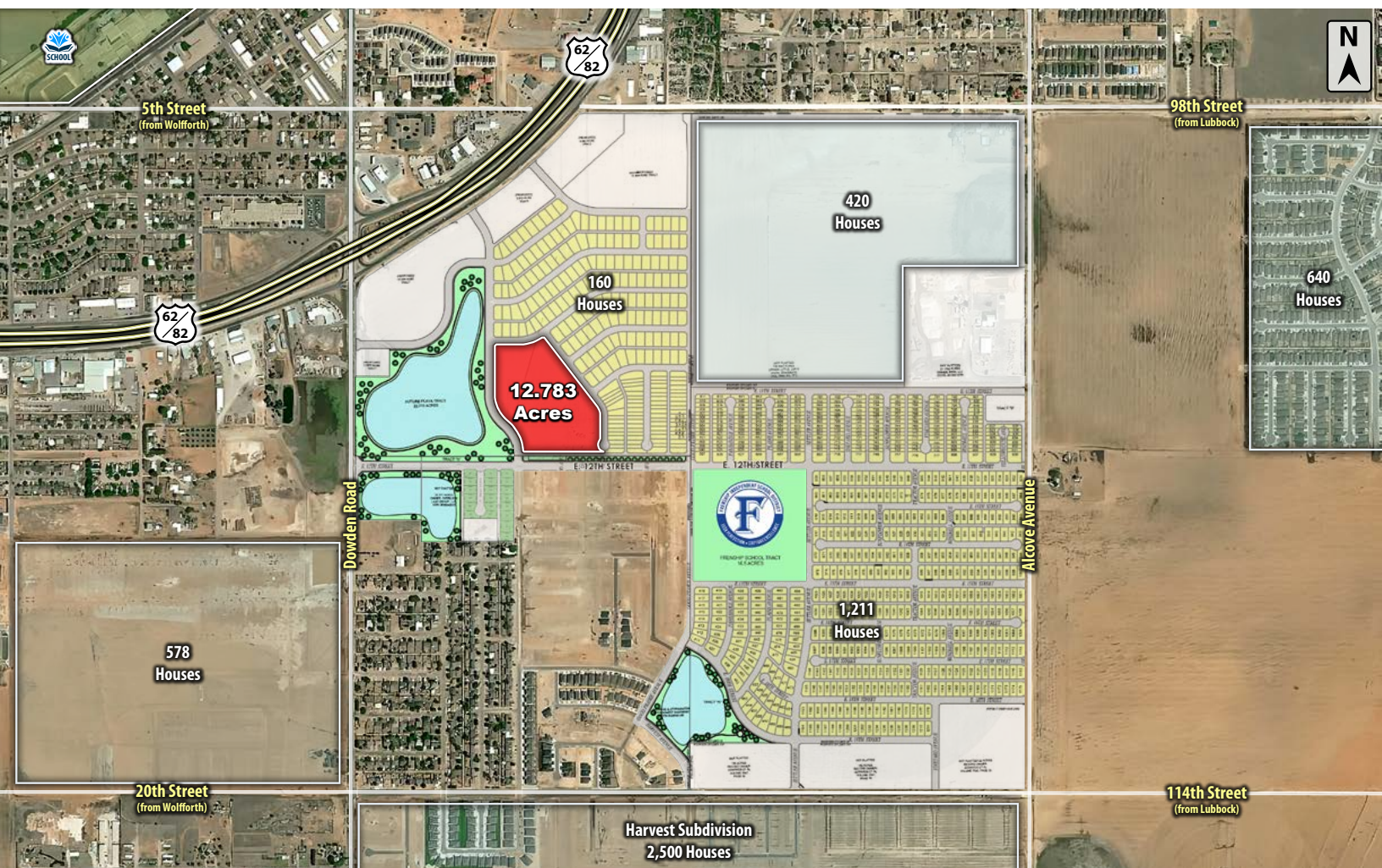
TAYLOR TUCKER, CCIM
806.784.3260
TTUCKER@CBCWORLDWIDE.COM
CBCLUBBOCK.COM



**COLDWELL BANKER
COMMERCIAL**
CAPITAL ADVISORS



TRADE AREA & INFORMATION



LOCATION

Located near the Marsha Sharp Freeway and Dowden Road in Wolfforth, TX.

DESCRIPTION

12 acres of multifamily development land in Wolfforth, adjacent to the Marsha Sharp Freeway. This premium location is ideal for a residential complex, offering significant opportunities in Wolfforth's burgeoning housing market. Perfectly suited for apartments, townhouses, or mixed-use developments. Utilities are being brought to the site, bolstering development readiness. Its proximity to key amenities, major transportation routes, and essential services positions this land to attract residents seeking convenience and easy access to surrounding areas. An excellent chance to develop a thriving community in one of the area's most desirable locations.

OPTIONS

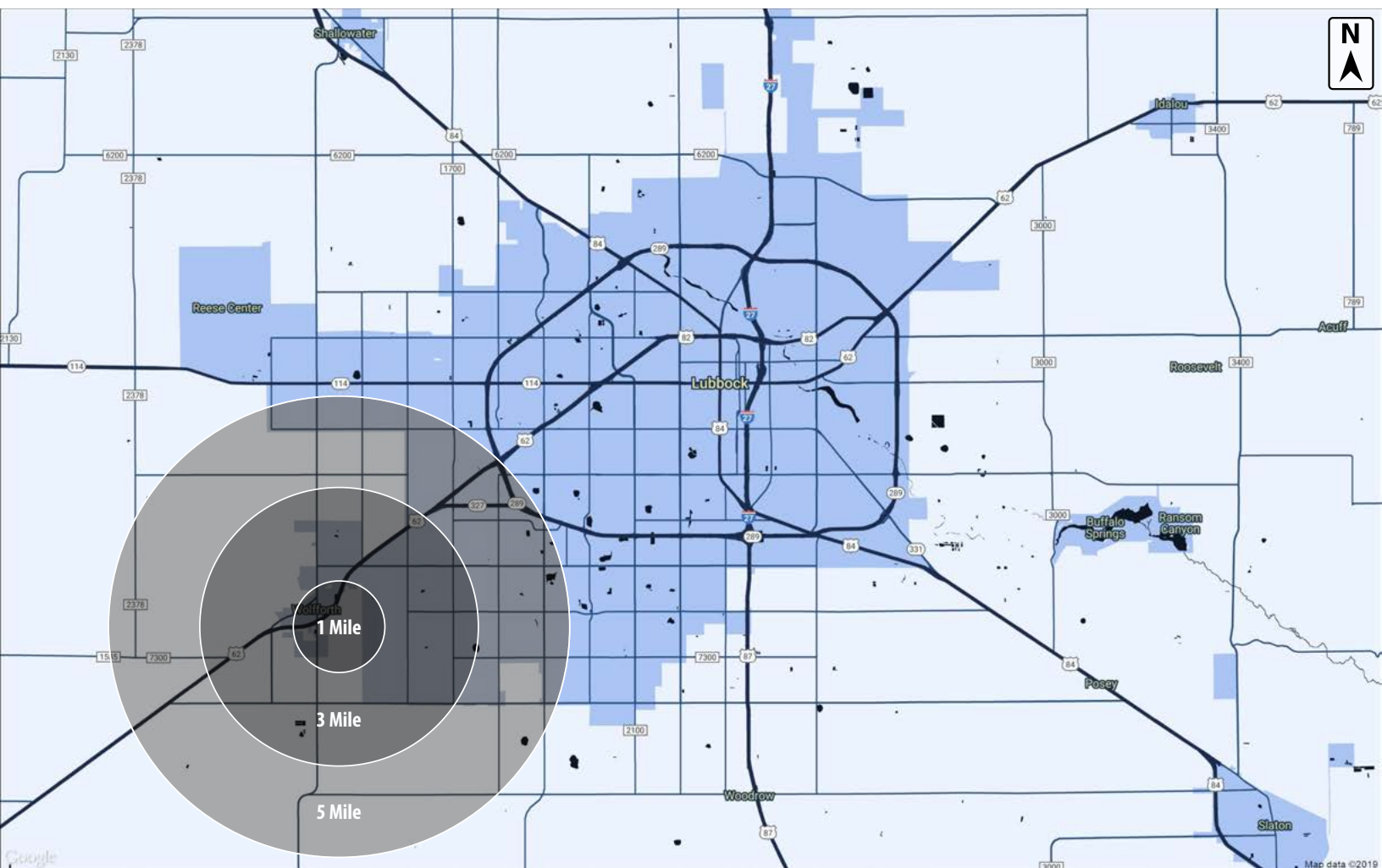
12.783 Acres at \$4.50 per Sq. Ft.



**COLDWELL BANKER
COMMERCIAL**
CAPITAL ADVISORS



DEMOGRAPHICS



POPULATION

	1 MILE	3 MILES	5 MILES
TOTAL POPULATION	2,657	20,831	61,991
MEDIAN AGE	38.6	33.9	35.6
MEDIAN AGE (MALE)	37.0	33.3	34.9
MEDIAN AGE (FEMALE)	40.1	34.4	36.2

HOUSEHOLDS & INCOME

	1 MILE	3 MILES	5 MILES
TOTAL HOUSEHOLDS	1,118	7,306	23,094
# OF PERSONS PER HH	2.3	2.8	2.7
AVERAGE HH INCOME	\$116,103	\$111,064	\$115,699
AVERAGE HOUSE VALUE	\$198,032	\$219,752	\$235,922

CBCWORLDWIDE.COM

CHASE TUCKER, CCIM

806.784.3268

CTUCKER@CBCWORLDWIDE.COM

CBCCAPITALADVISORS.COM

©2024 Coldwell Banker Real Estate LLC, dba Coldwell Banker Commercial Capital Advisors. All rights reserved.
Coldwell Banker Commercial® and the Coldwell Banker Commercial are registered service marks owned by Coldwell Banker Real Estate LLC. Coldwell Banker Real Estate LLC, dba Coldwell Banker Commercial Affiliates fully supports the principles of the Fair Housing Act and the Equal Opportunity Act. Each office is independently owned and operated. The information provided is deemed reliable, but it is not guaranteed to be accurate or complete, and it should not be relied upon as such. This information should be independently verified before any person enters into a transaction based upon it.



**COLDWELL BANKER
COMMERCIAL**
CAPITAL ADVISORS