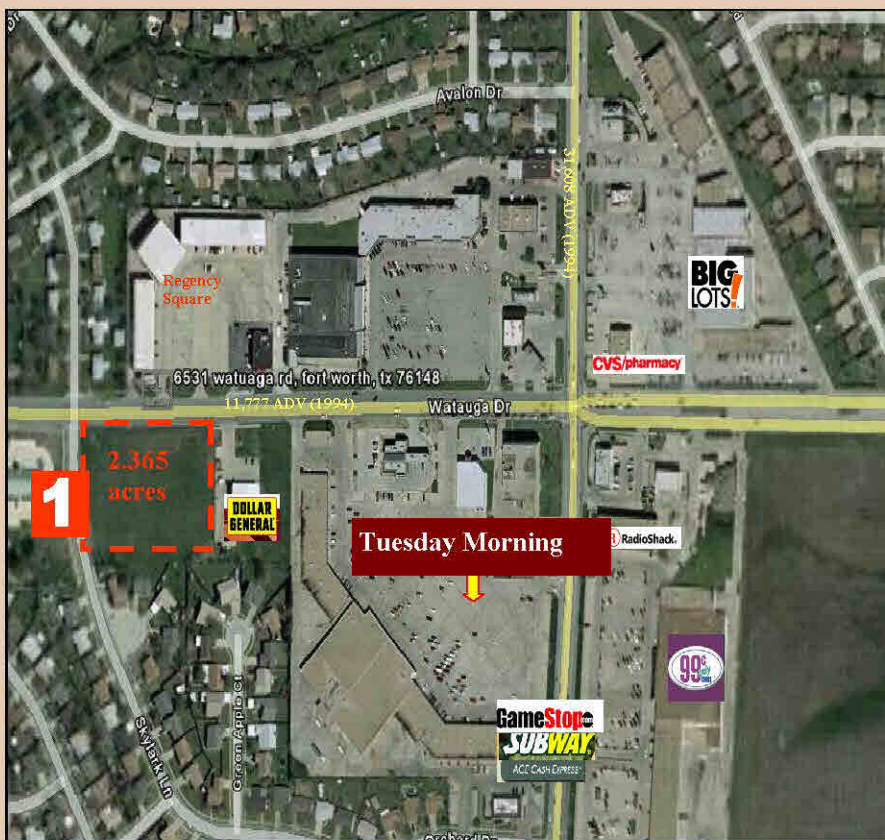


LAND FOR SALE



6500 Watauga Rd, SEC of Watauga Rd. & Skylark Lane, Watauga, Texas



Seller will carry with 50% down

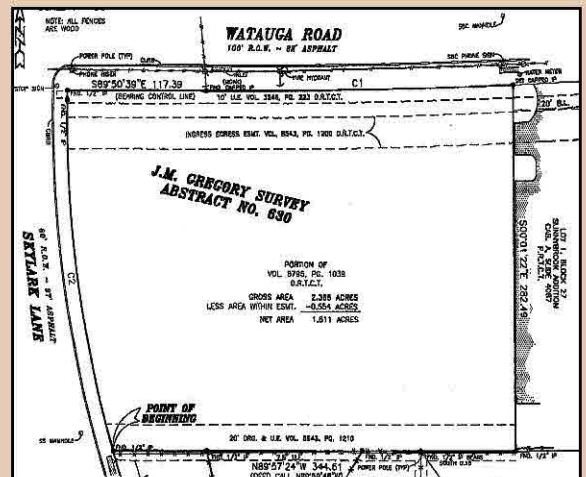
- 2.365 Acres—103,019 +/- sf
- Zone LB—Local Business
- \$3.5/sqft or \$365,500.

Reduced to \$3.5 / Sqft or \$365,500

| Demo | 1 Mile | 3 Mile | 5 Mile |
|-----------------|--------|------------|---------|
| Population: | 14,580 | 123,591 | 230,008 |
| Employee: | 5,762 | 53,066 | 143,415 |
| Avg Inc. | 55,392 | 62,221 | 59,790 |
| Traffic Counts: | | 11,777 ADV | |



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