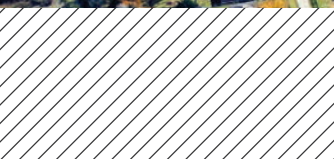
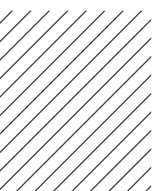


FAIRLAKE

L A N E

UP TO +/-9.18 Acres AVAILABLE



23255 FAIRLAKE LANE, HUFFMAN, TX 77336

CBRE

PROPERTY HIGHLIGHTS

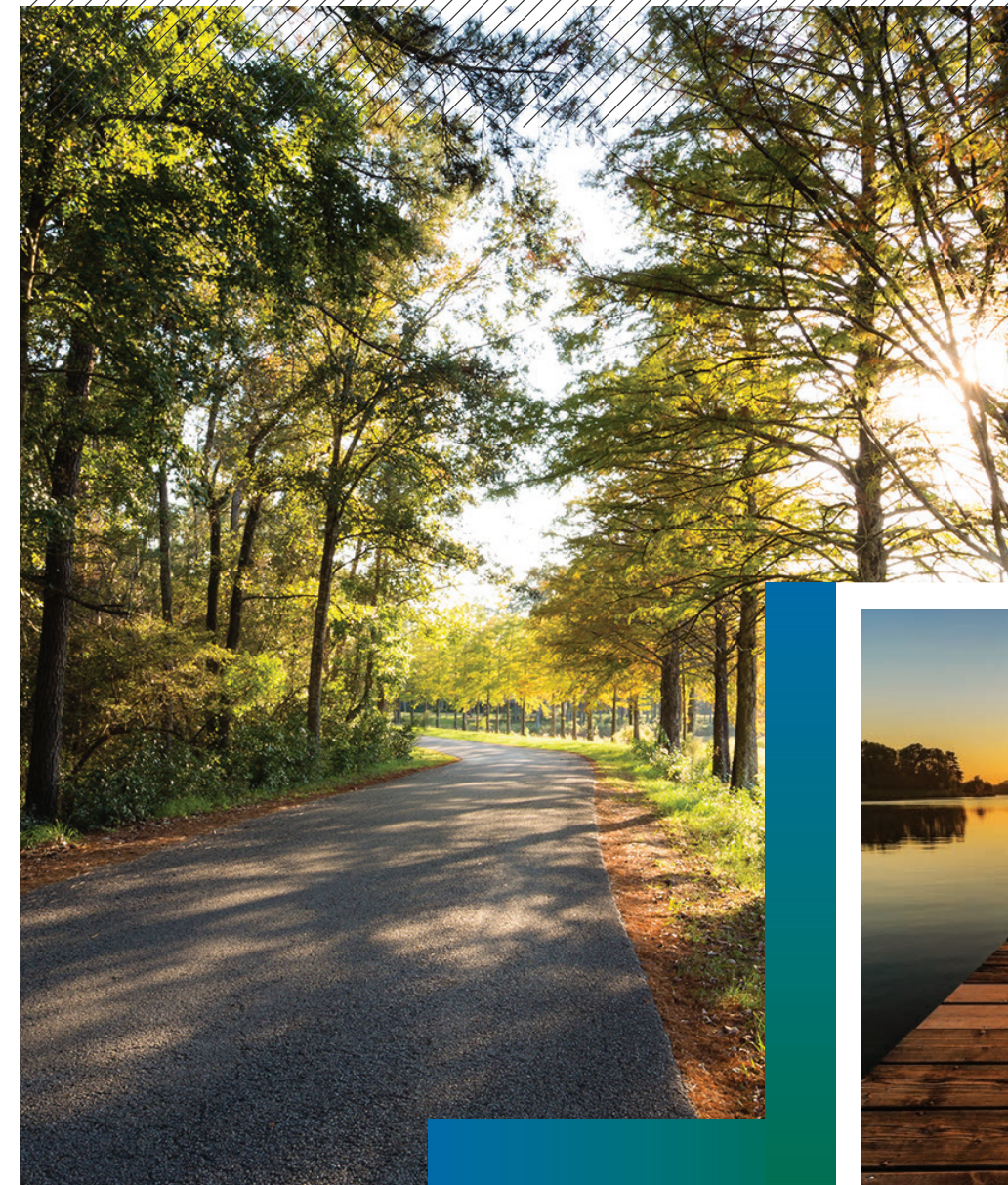
23255 FAIRLAKE LANE, HUFFMAN, TX 77336



- 75% of property outside of flood plain
- Has City of Houston Utilities
- Majority of site twenty feet higher elevation than elevation at water's edge
- Site has no wetlands implications
- No pipeline easements on site
- No drill sites on property
- Site located in Huffman ISD
- Willing to subdivide
- Portion nearest waterfront ideal for restaurant / bar use with boat dock
- Remaining portion of site ideal for Multifamily, Senior Housing, or Townhome Development
- Low property taxes since property is not located in MUD
- Site has Lake Houston water frontage
- Site located minutes from Intercontinental Airport
- 3 AC site at \$10 PSF = \$1,306,800
- 6.18 AC site at \$6 PSF = \$1,614,996
- Entire 9.18 AC site at \$7 PSF = \$2,798,922

+ DISCOVER LAKE HOUSTON

The Lake Houston region consists of several growing communities. From golf courses to country living and from upscale mixed-use developments to signature shopping, the Lake Houston Area has it all. But when someone says they live in the Lake Houston Area, what does that mean, exactly?



With the recreation of Lake Houston and the San Jacinto River, the proximity of Bush Intercontinental Airport and the Port of Houston, and the quality of its many subdivisions, the area has proven to be a strong attraction to newcomers. Abundant health care and exemplary schools add to the appeal while developments like Kingwood Parc, Kings Creek, Generation Park and Grand Texas Theme Park offer promise for years to come.



SITE OVERVIEW

SURROUNDING AREA





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