

# \$1,350,000 - 13206 Wright Road, Buda

MLS® #5271203

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## \$1,350,000

0 Bedroom, 0.00 Bathroom,  
Commercial Sale on 10.00 Acres

n/a, Buda, TX

13206 Wright Road is strategically positioned in one the most robust counties in Texas, Travis County, which had a 9.6% growth in population in five years from 2017-2022. This property is a gateway to the burgeoning regional growth. Its relative proximity to major transportation corridors, including I-35 and SH 45, offers unparalleled connectivity to the broader Central Texas region, making it a prime location for those seeking access to Austin and San Antonio markets. Existing improvements include a 3200 square foot warehouse, accompanied by several miscellaneous outbuildings. The +/-10 acre property is currently served by PEC electric, two residential water meters, and septic.

The tract lies within the Austin 5-mile Extra-Territorial Jurisdiction (ETJ), since is not located in a city (Buda is a postal address), there is no zoning. A key feature of this land is its lack of flood plain, coupled with a relatively level terrain, making it ideal for a variety of uses. The parcel features approximately 486 feet of frontage on Wright Rd, offering excellent visibility and access. Its rectangular shape maximizes usability, providing an efficient layout for various types of development or for subdividing, if desired. This property represents a rare opportunity to own a tract of land in a region experiencing significant economic growth. There is an existing income stream associated with the property â€“ see agent.



Built in 1980

### Essential Information

ListingFeed	abor_vow
MLS® #	5271203
List Price	\$1,350,000
Sale Price	\$1,285,000
Sale Date	April 17th, 2024
Bathrooms	0.00
Acres	10.00
Year Built	1980
Type	Commercial Sale
Sub-Type	Warehouse
Status	Closed

### Community Information

Address	13206 Wright Road
Subdivision	n/a
City	Buda
County	Travis
State	TX
Zip Code	78610

### Amenities

Utilities	Above Ground Utilities, Electricity Connected, Water Connected
Parking	Outside
View	None

### Interior

Interior	Concrete
Heating	None
Cooling	None

### Exterior

Construction	Metal Siding
Foundation	Slab