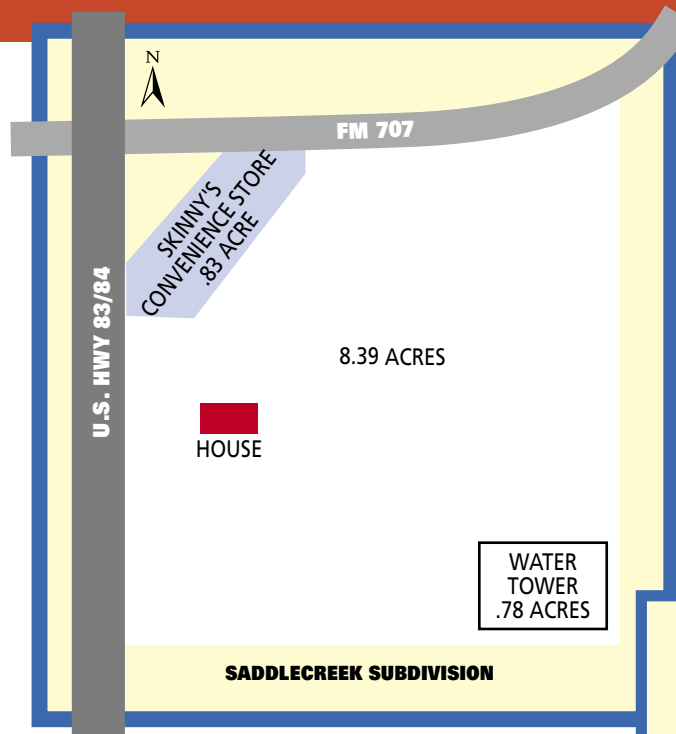


Commercial Property for Sale

U.S. Hwy. 83/84 & FM 707 • Abilene, Texas



- Southeast Corner
- Approximately 8.39 Acres
- Zoned General Commercial
- Site Approved for Liquor Sales
- All Utilities Available
- \$500,000 Adjacent Homes in Saddlecreek Subdivision
- Billboard Sign Rental Income
- 3 Bedroom, 3 Bath, 2,000+ Sq. Ft. Brick Home
- May, 2000 Traffic Count: 12,980
- Easy Access from Overpass and Two-way Access Roads
- Within 2 Miles of Abilene Regional Medical Center, Texas Oncology Center-South and Medical Mall Surgery Center
- Within Abilene City Limits
- Property currently produces \$12,750 in annual income



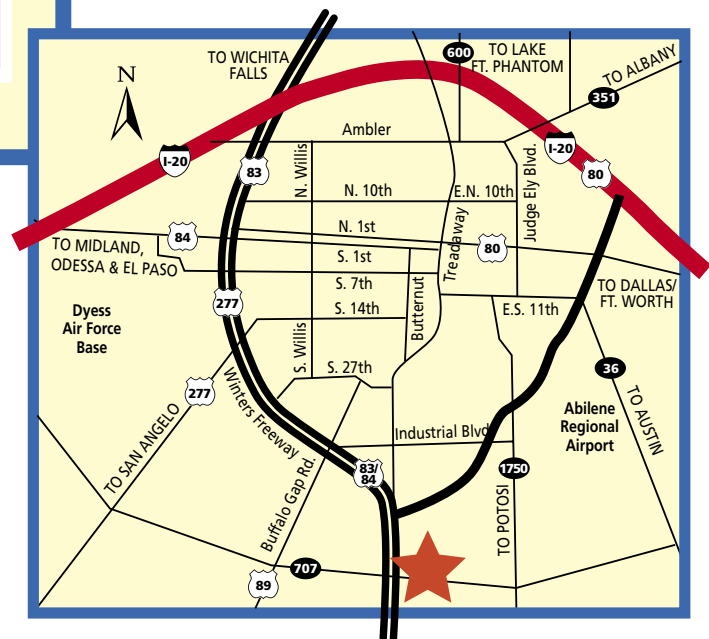
Corner Lot with House on Hwy 83/84 & FM 707

Offered by



Terry T. Franklin, Broker

325.670-9700



Sale Price
\$415,000