

INTRODUCTION

Knight Real Estate Company is pleased to offer three pads sites for sale, ground lease or build to suite at the entrance to KB Homes Brooks Crossing subdivision on FM-150 in Kyle, Texas.

PROPERTY FACTS

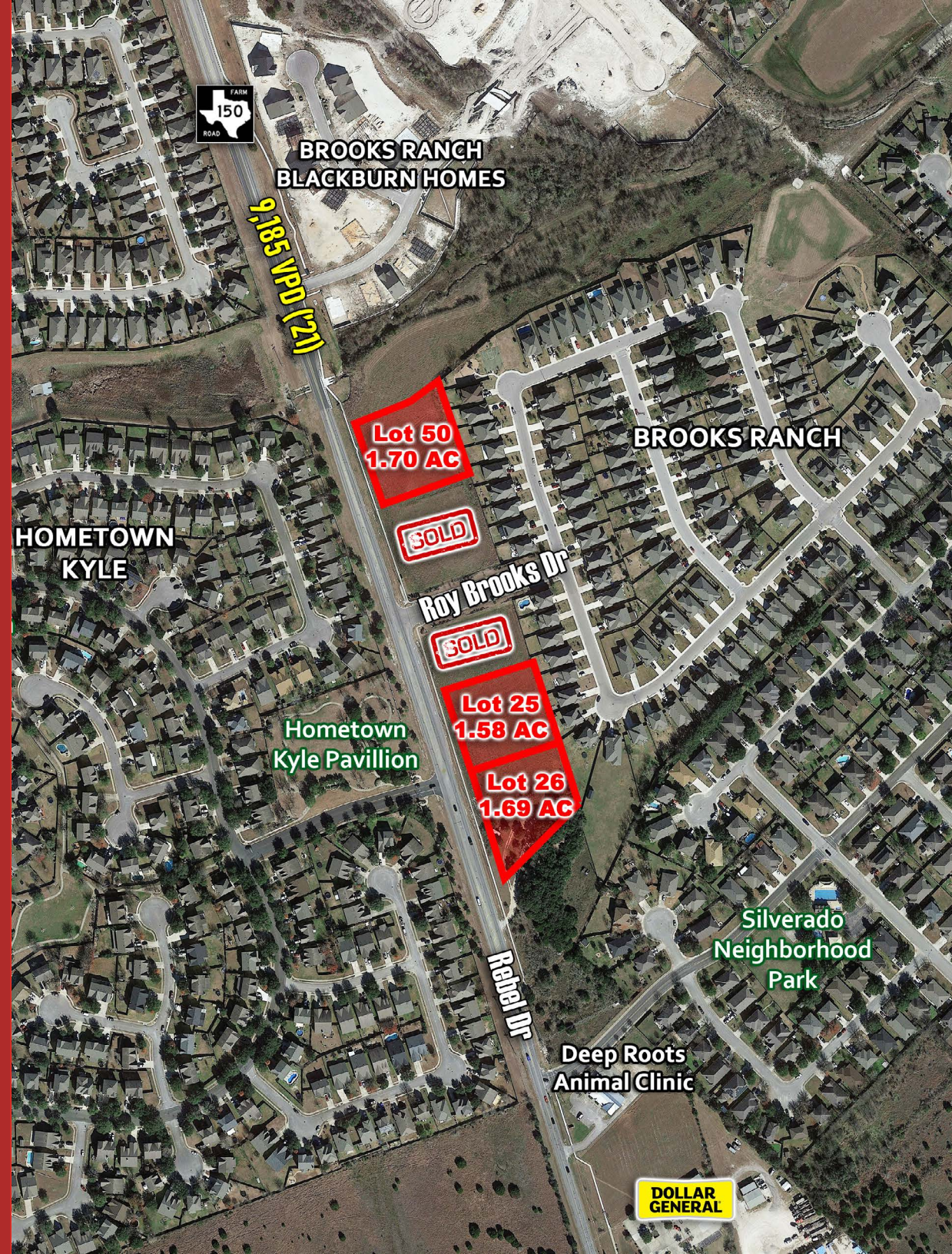
- Three pad sites remaining
- Sizes range from 1.5 to 1.7 acres
- Approximately 1,500 feet of frontage along FM-150
- Zoned: Community Commercial (CC)
- Utilities: Regional detention and utility stubs
- Improvements: none
- Call for pricing

DEMOGRAPHICS

Radius	2022 Population	Daytime Population	Average HH Income
1-mile	11,445	8,942	\$125,653
3-mile	39,504	33,358	\$110,514
5-mile	72,127	55,856	\$106,997

TRAFFIC COUNTS

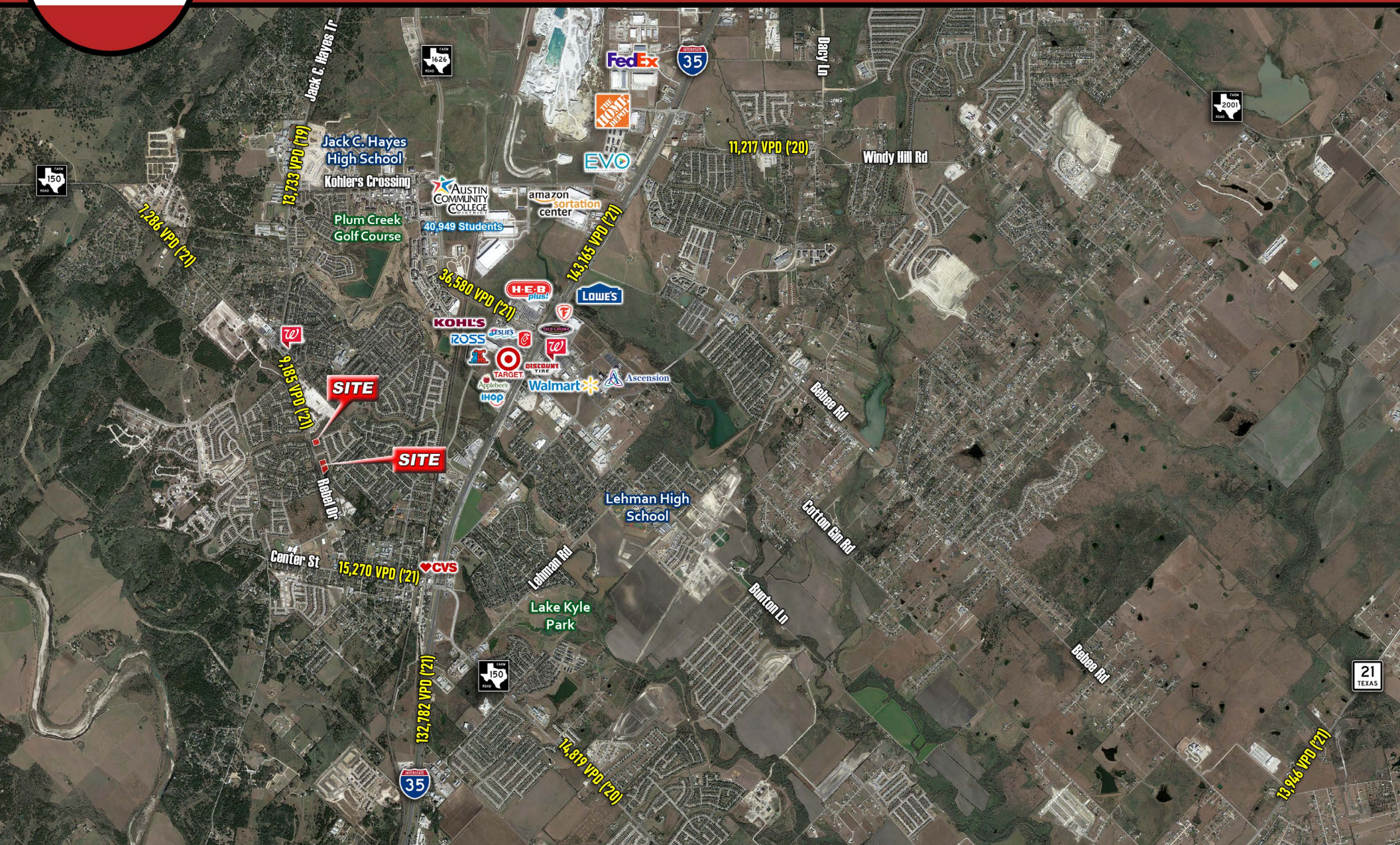
FM 150: 9,185 VPD north of site
Center St: 11,319 VPD
(TXDOT 2021)







BROOKS CROSSING PAD SITES
FM 150, KYLE, TEXAS 78640



Knight Real Estate Company
PO Box 160607, Austin, TX 78716

Jamie Knight | 512.472.1800 x1 | jamesknight@knightrealestate.com

The information contained herein is from sources deemed reliable. Knight Real Estate Company but is not guaranteed. You should obtain information disclosing broker representation. Knight Real Estate Company represents the owner of this property. Before entering into any legally binding agreement, you should consult an attorney.



BROOKS CROSSING PAD SITES

FM 150, KYLE, TEXAS 78640

CITY OF KYLE DEMOGRAPHICS



Key Facts

Kyle City, TX
Geography: Place

KEY FACTS

49,813

Population



2.9

Average
Household Size

31.8

Median Age

\$84,205

Median Household
Income

EDUCATION

8%

No High School
Diploma



26%
High School
Graduate



32%
Some College



34%
Bachelor's/Grad/Pr
of Degree

BUSINESS



849

Total Businesses



9,609

Total Employees

EMPLOYMENT



63.6%

White Collar



19.9%

Blue Collar



16.5%

Services



2.7%

Unemployment
Rate

INCOME



\$84,205

Median Household
Income



\$37,313

Per Capita Income



\$183,436

Median Net Worth

Households By Income

The largest group: \$50,000 - \$74,999 (21.1%)

The smallest group: <\$15,000 (2.0%)

Indicator ▲	Value	Diff	
<\$15,000	2.0%	-5.3%	
\$15,000 - \$24,999	3.4%	-2.1%	
\$25,000 - \$34,999	4.9%	-0.2%	
\$35,000 - \$49,999	9.8%	-1.8%	
\$50,000 - \$74,999	21.1%	+3.1%	
\$75,000 - \$99,999	19.4%	+4.5%	
\$100,000 - \$149,999	21.1%	+4.4%	
\$150,000 - \$199,999	11.0%	+0.1%	
\$200,000+	7.3%	-2.9%	

Bars show deviation from Hays County

This infographic contains data provided by Esri, Esri-Data Axle. The vintage of the data is 2022, 2027.

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