

TBD HWY 183 Briggs, TX 78608
TBD HWY 183 N
Briggs, TX 78608

\$5,100,000
110.200± Acres
Burnet County



TBD HWY 183 Briggs, TX 78608
Briggs, TX / Burnet County

SUMMARY

Address

TBD HWY 183 N

City, State Zip

Briggs, TX 78608

County

Burnet County

Type

Undeveloped Land, Commercial, Ranches, Farms

Latitude / Longitude

30.884701 / -97.925742

Acreage

110.200

Price

\$5,100,000

Property Website

<https://www.mockranches.com/property/tbd-hwy-183-briggs-tx-78608-burnet-texas/88585/>



PROPERTY DESCRIPTION

Prime Commercial Investment Opportunity | ±110.2 Acres | TBD HWY 183 N | Briggs, TX

This ±110.2 acre tract presents a rare opportunity for commercial buyers and developers seeking a strategically located property with exceptional frontage and growth potential. Positioned just across HWY 183 to the south of the Briggs, TX city limits, this property offers unparalleled visibility and accessibility in a rapidly developing corridor.

Currently benefiting from an **agricultural exemption**, the property enjoys **low holding costs** through reduced property taxes. Additionally, **no restrictions** are in place, providing maximum flexibility for future development.

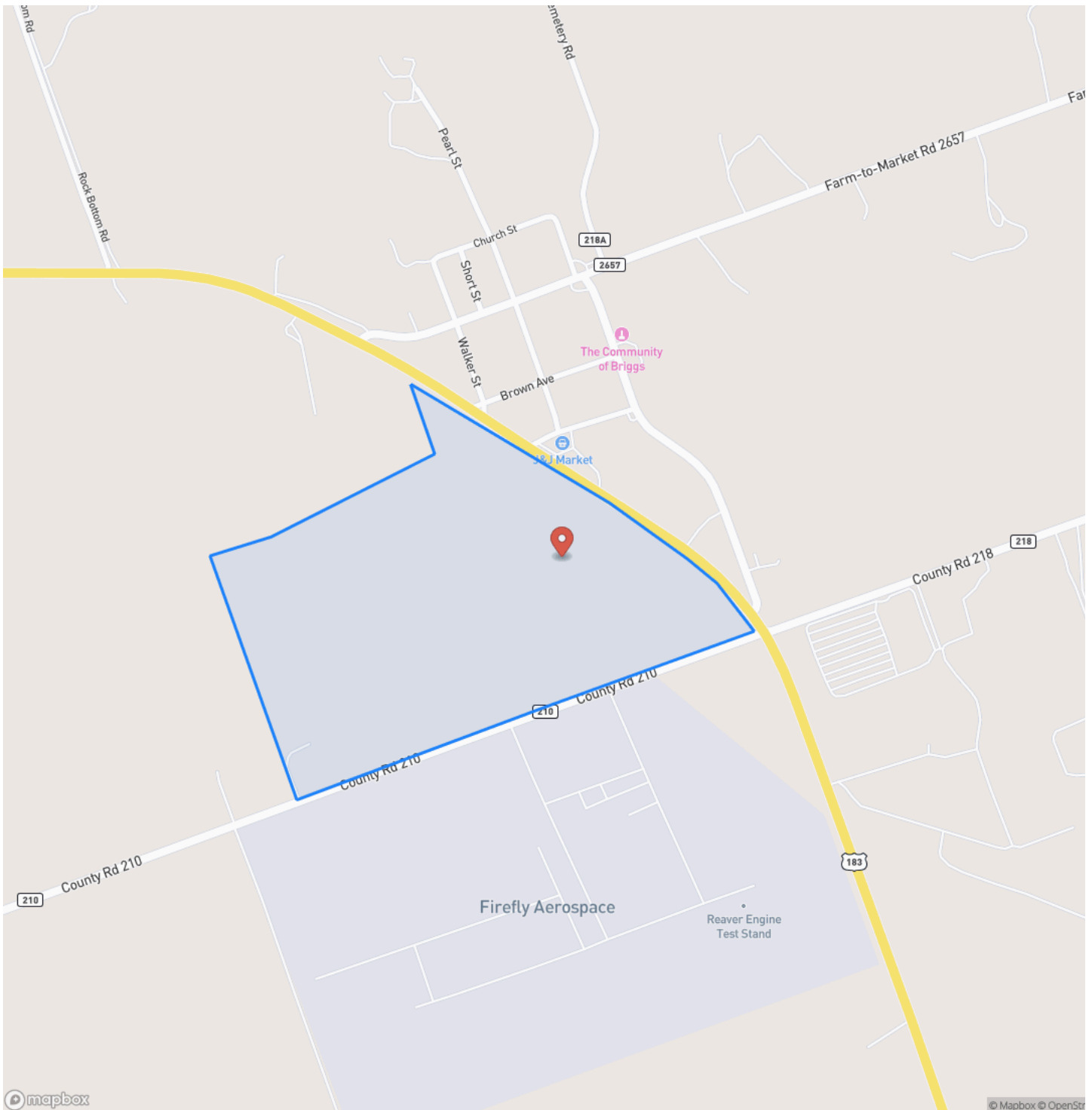
Key features include:

- **Highway 183 Frontage:** ±2,872 feet (0.54 miles) of prime exposure.
- **County Road 210 Frontage:** ±3,243 feet (0.61 miles) of paved access along the southern boundary.
- **Strategic Neighbor:** Firefly Aerospace Inc. is located directly across CR 210, reinforcing the area's growing commercial significance.
- **Recent Infrastructure Upgrade:** Three-phase power has been extended to the southeast corner, ensuring convenient and cost-efficient access to electricity for future development.

This tract is well-suited for a **buy-and-hold investment strategy** or immediate **commercial, industrial, or mixed-use development**. With its combination of size, utilities, and frontage on two major thoroughfares, it offers an outstanding foundation for long-term value creation.

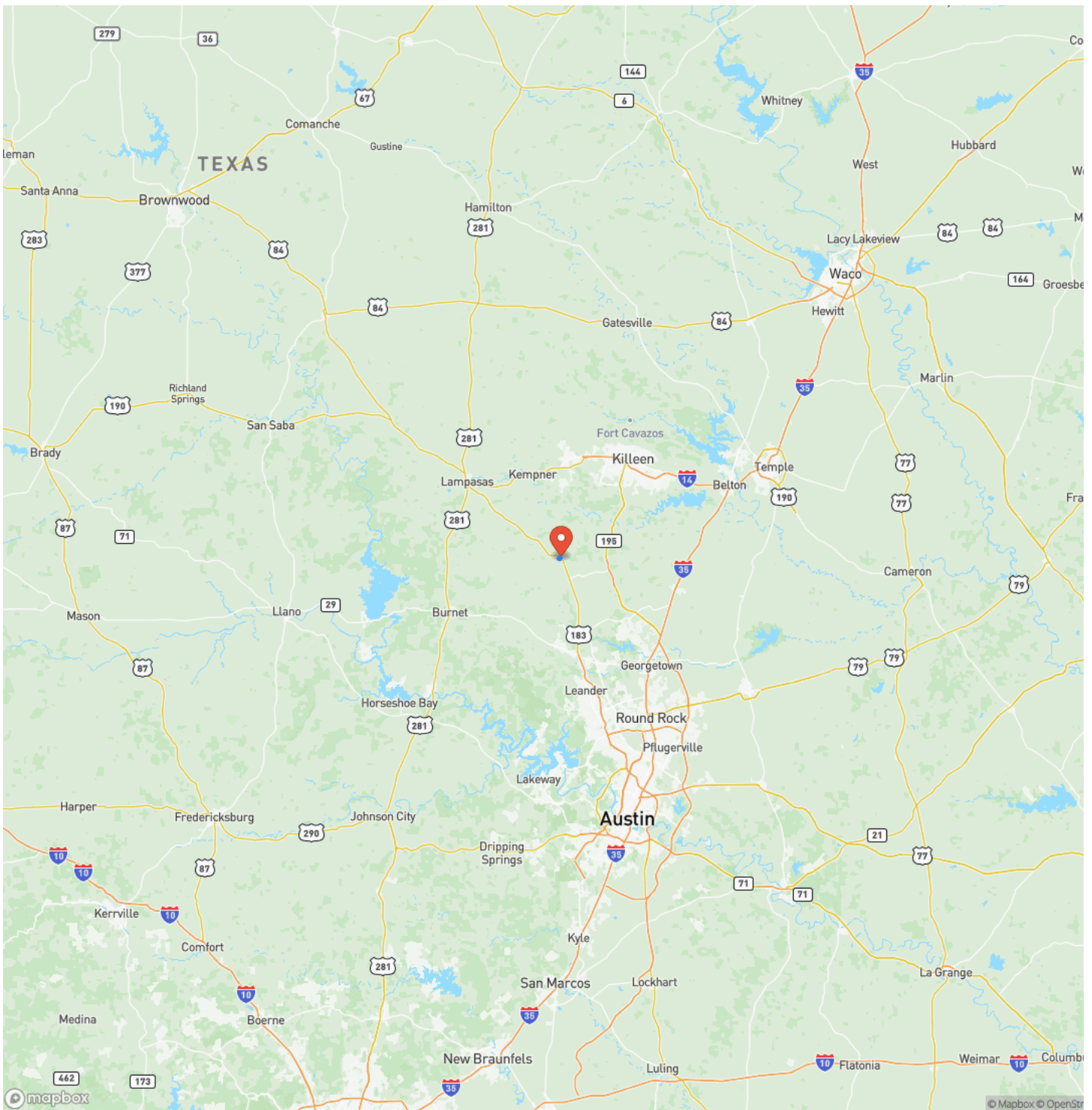


Locator Map



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Locator Map



MORE INFO ONLINE:

Mockranches.com

Satellite Map



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LISTING REPRESENTATIVE

For more information contact:



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City / State / Zip

NOTES

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DISCLAIMERS

The information contained herein has been gathered from sources deemed reliable; however, the Mock Ranches Group, Keller Williams Realty and its associates, members, agents and employees cannot guarantee the accuracy of such information. No representation is made as to the possible investment value or type of use. Prospective buyers are urged to verify all information to their satisfaction and consult with their tax and legal advisors before making a final determination.

Real Estate buyers are hereby notified that properties in the States of Texas are subject to many forces and impacts, natural and unnatural; including, but not limited to weather related events, environmental issues, disease (e.g. Oak Wilt, Chronic Wasting Disease, or Anthrax), invasive species, illegal trespassing, previous owner actions, actions by neighbors and government actions. Prospective buyers should investigate any concerns to their satisfaction.

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