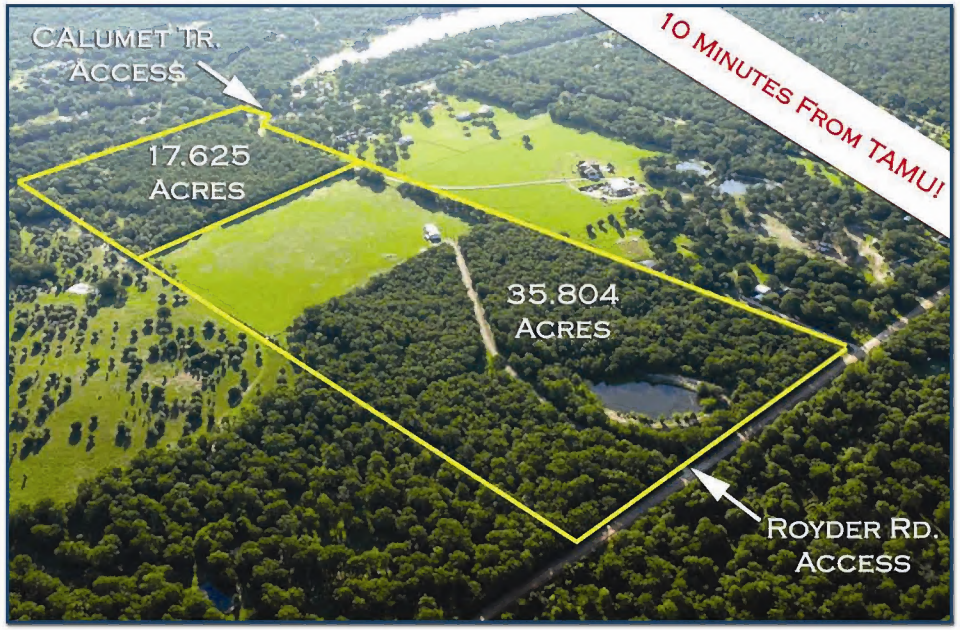
CLARK ISENHOUR
Real Estate Services, LLC

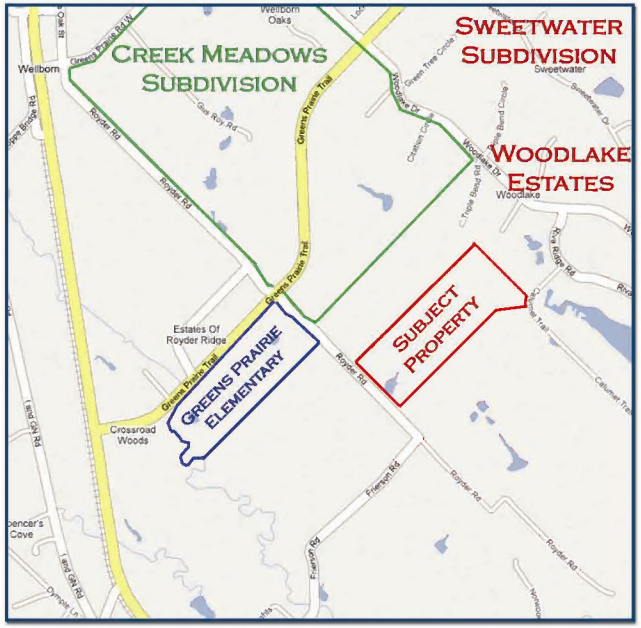
53.429 Acres Royder Rd.

16313 Royder Road

College Station, Texas 77845

FOR SALE





- Approximately 53.429 acres located at 16313 Royder Rd. directly in the growth path of College Station
- Great ranch-homesite and/or development tract
- Property is just south of Creek Meadows Subdivision and the new Greens Prairie Elementary School and adjoins Woodlake Estates on the east
- Clean rectangular tract with gentle topography and no floodplain
- Great mix of woods and open pasture
- Priced at $19,750 per acre. Seller will divide:
  -35.804 acres fronting Royder Rd. ($24,500 per acre)
  -17.625 acres fronting Calumet Trail ($24,500 per acre)
- Property has agriculture exemption and is under a non-annexation development agreement with City of College Station

ClarkIsenhour.com
979.268.6840 o
979.268,6841 f

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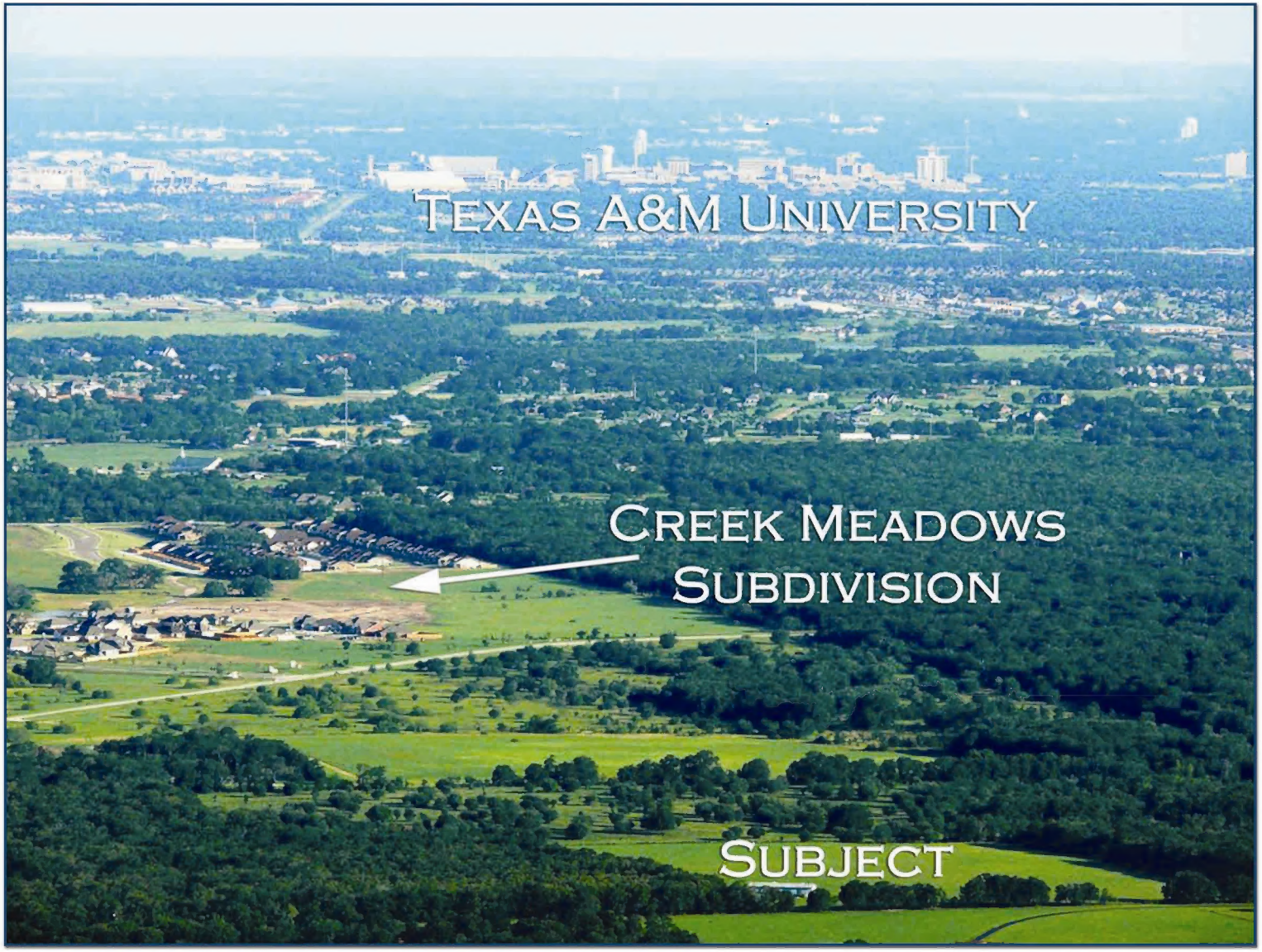

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