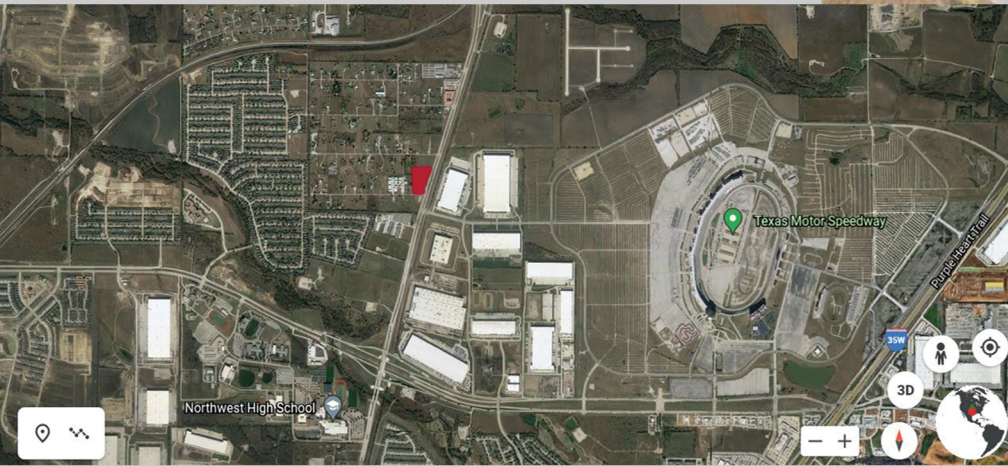




Matrix
Commercial Group

17503 Matany Road, Justin, TX

2.114 Acres



GREAT DEVELOPMENT OPPORTUNITY

FEATURES:

- *No Development or zoning restrictions
- *Commercial Development would be best use as well as retail and industrial.
- *Nearby lots are used for warehouses and businesses.
- *There are two state premitted, cut, & paved drives from HWY 156 into property and a 3rd coming from Matany Rd.
- *Located directly west of the great Texas Motore Speedway.

LAND FACTS:

- 2.114 Acres
- No restrictions
- Zoned: Commerical
- Utilities Available
- Denton County



Matrix
Commercial Group

Bryan Walter
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