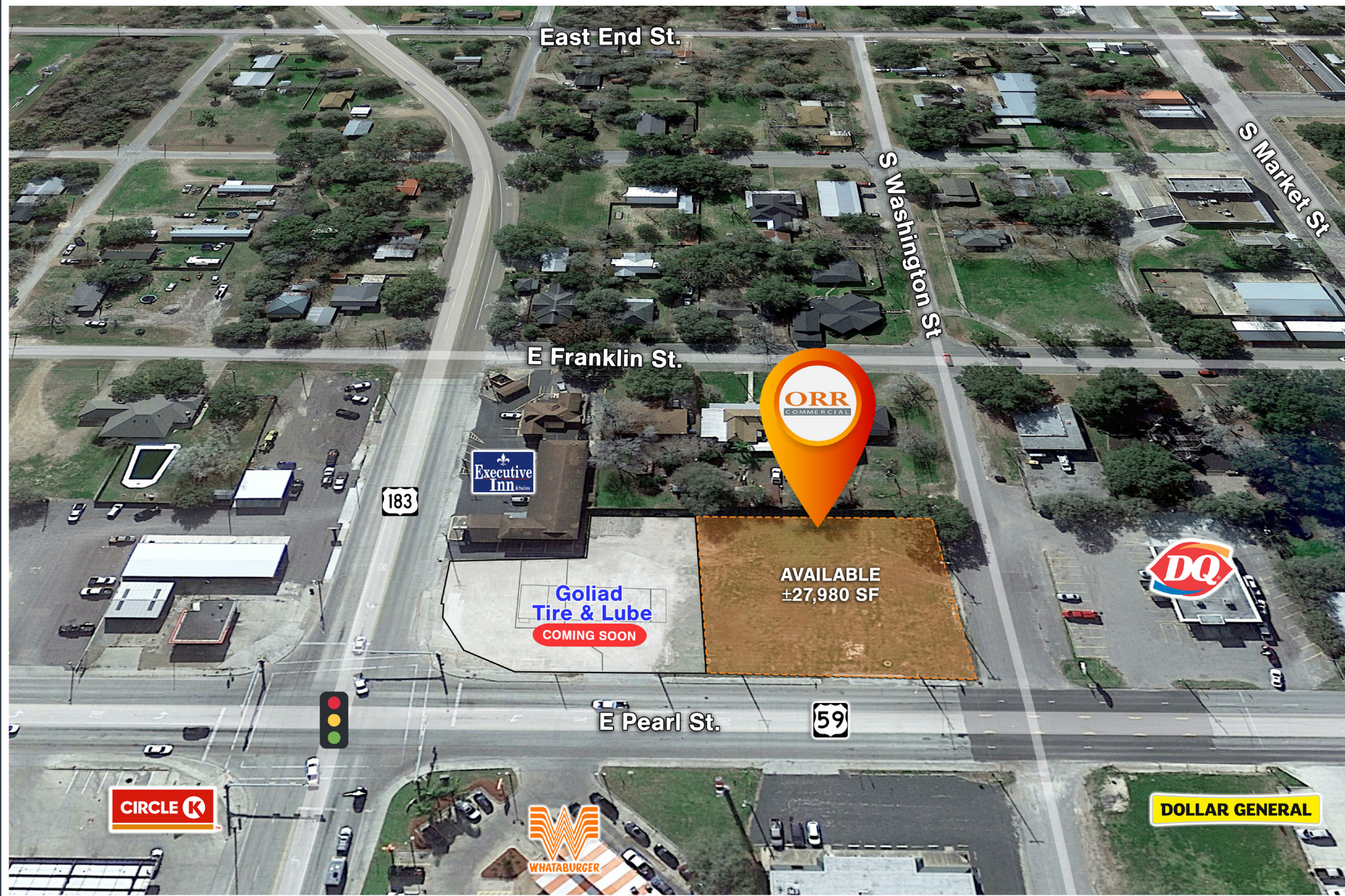


FOR SALE

GOLIAD PAD SITE

108 S. JEFFERSON ST. | GOLIAD, TX 77963



FOR SALE

GOLIAD PAD SITE

108 S. JEFFERSON ST. | GOLIAD, TX 77963

PROPERTY INFORMATION

Located in the county seat of Goliad County and positioned on the westward thoroughfare to Laredo TX, this pad site is perfect for a QSR or travel brand

| | |
|------------|------------|
| PAD SITE | ±27,980 SF |
| Sale Price | \$800,000 |

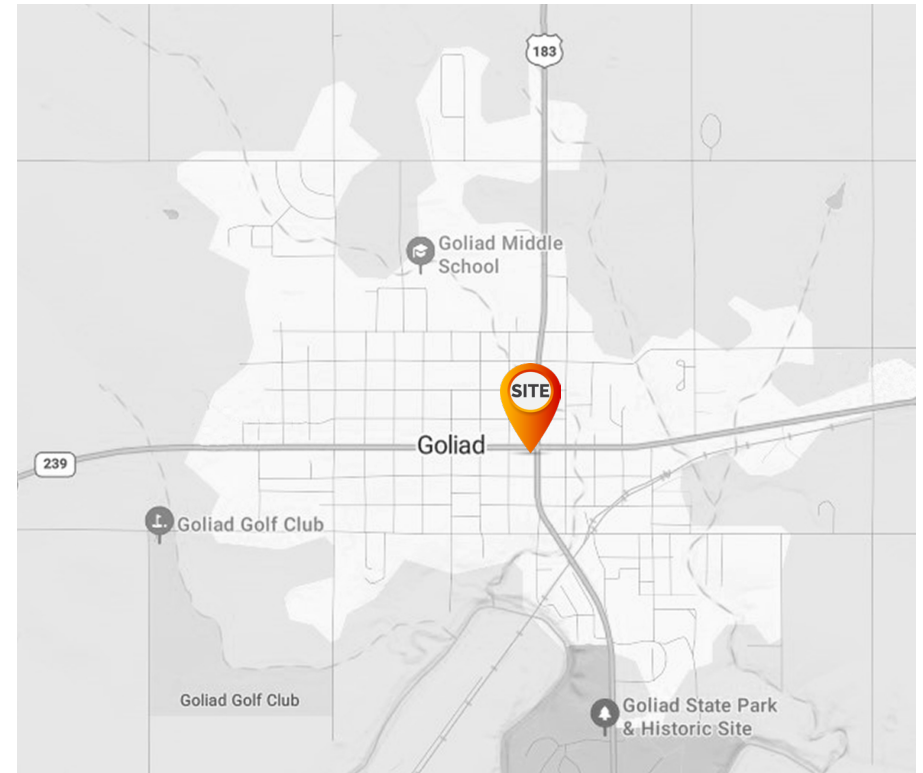
Property Highlights

- Shovel ready
- 25 miles from many national QSR brands
- Centrally located within 30 minutes of Kenedy, Cuero, Beeville and Victoria
- Hard corner access

Area Retailers



DOLLAR GENERAL



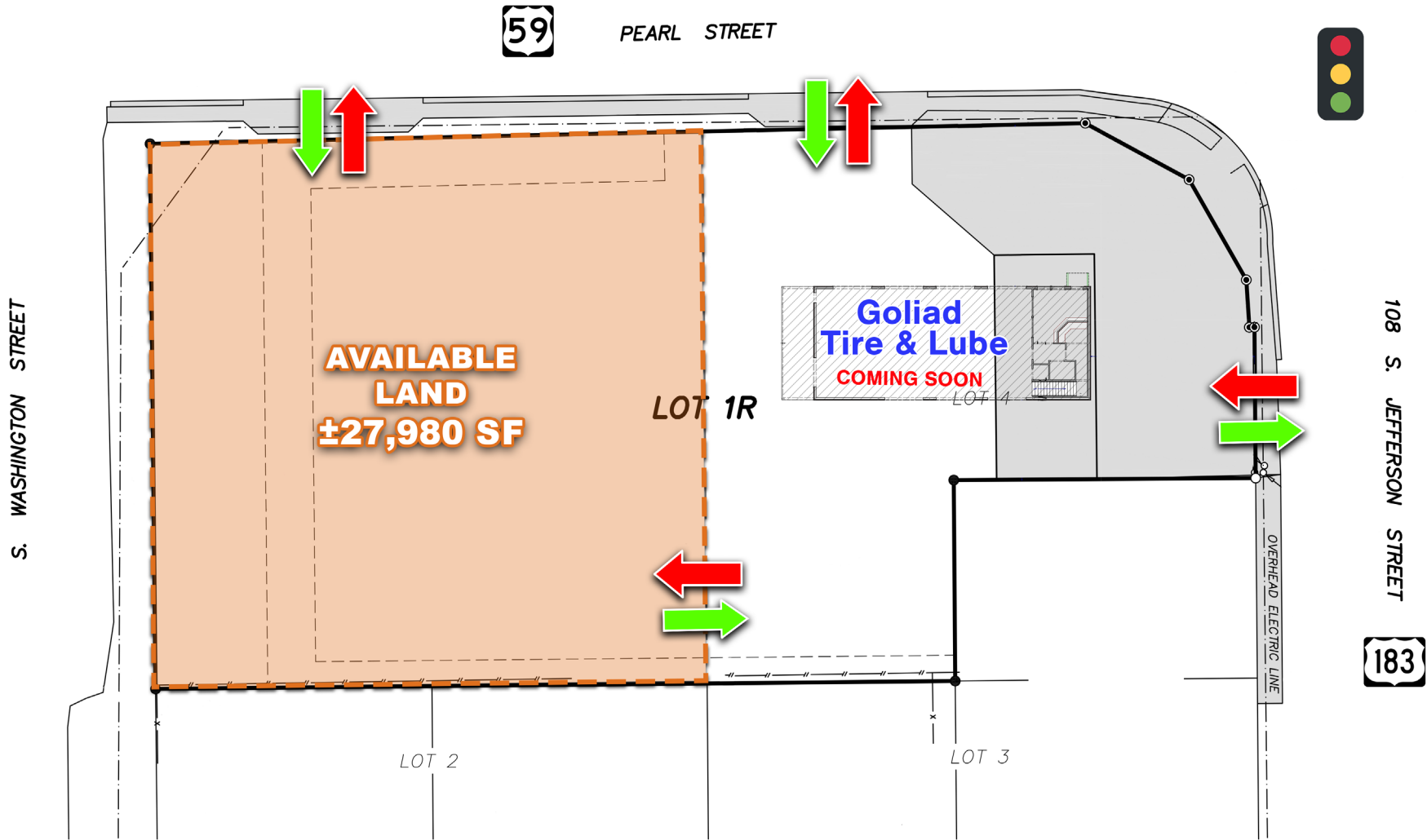
Demographics

| | 1 Mile | 3 Miles | 5 Miles |
|--------------------------|--|----------|----------|
| Population 2023 | 2,181 | 2,901 | 3,557 |
| Total Daytime Population | 2,570 | 3,146 | 3,676 |
| Average HH Income | \$79,500 | \$85,400 | \$88,200 |
| Traffic Counts | 9,299 vpd on Hwy 59 (W. of 183) 6,491 vpd on Hwy 183 (N. of Hwy 59) | | |

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D 832.428.8595

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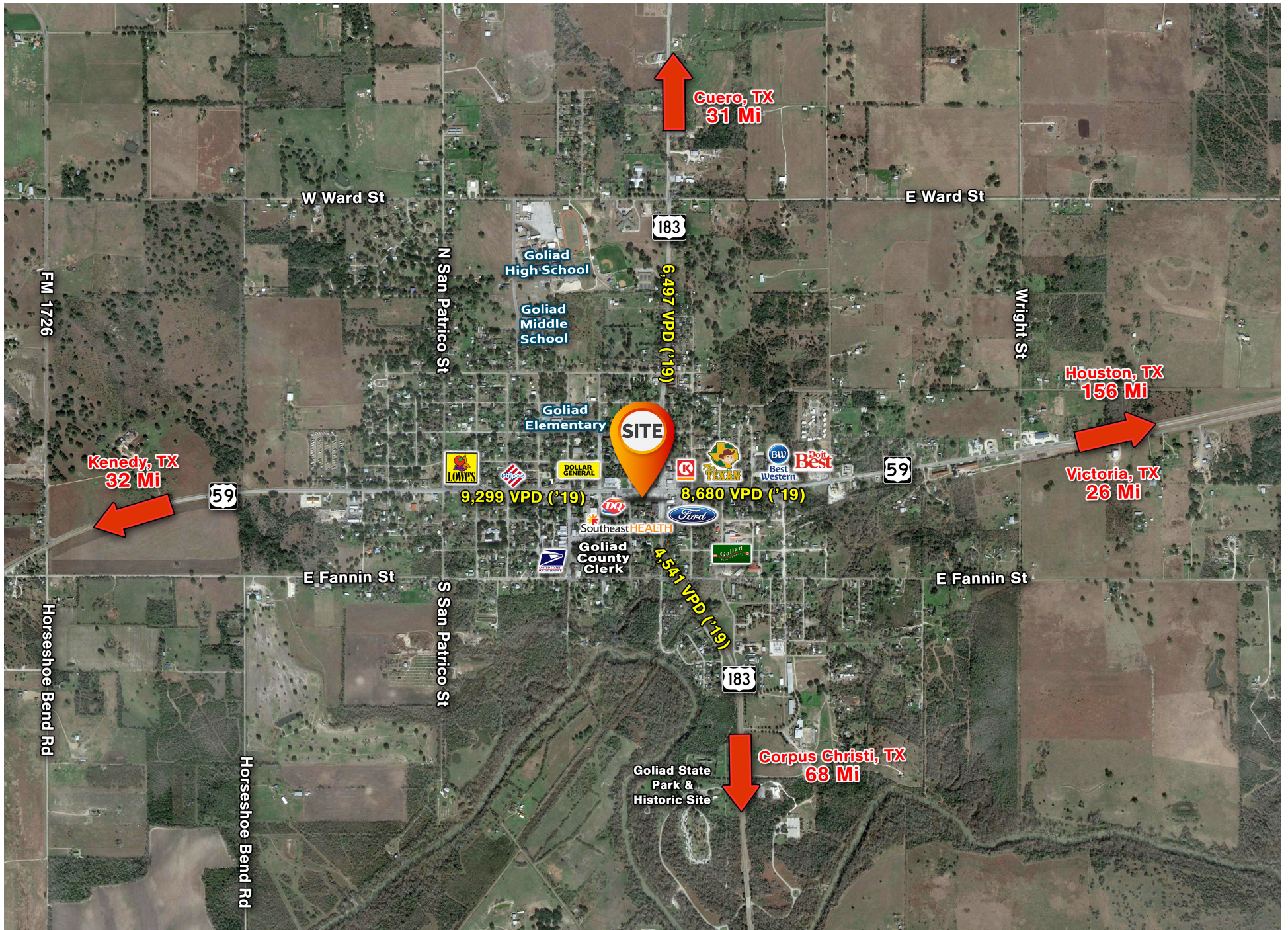




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