

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
1) 0 Highway 35 5467 Acres - Hwy 35, Brazoria County	Commercial , Mixed Use, MultiFamily, Master Planned Community, Single Family Developme nt	-	Danbury	TX	Yes	5,467	-	NewQuest Properties: Dave Ramsey (281) 477-4300, Brad Elmore (281) 477-4362		
Property Notes										
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2) 6218 FM 1462 Southeast Plantation	Commercial , Retail, Single Family Developme nt	0002	Rosharon	TX	Yes	3,078 / 3,078 (Net)	-	Cullen Realty Group: Jay Shaw (281) 546-9237, Meredith T. Cullen (713) 444-7979, Dawna Boudreaux (832) 425-9507		
Property Notes										
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3) SEC HWY 288 & FM 1462 2,962 Acres Hwy 288 and FM 1462	Commercial	0059	Rosharon	TX	Yes	2,962 / 2,962 (Net)	-	CBRE: Ed Cummins (713) 577-1879		
Property Notes										
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4) County Road 489 Brazoria Oaks Ranch	Industrial, Chemical/Oil Refinery, Industrial Park, Warehouse	-	Sweeny	TX	Yes	1,295	-	Cushman & Wakefield: Jeff G. Peden (713) 963-2880, Don W. Schmidt (713) 331-1791		
Property Notes										
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5) SH 288 & FM 2004	Commercial	-	Lake Jackson	TX	\$23,000,000	987.49 / 987.49 (Net)	\$23,291	Bob Peltier & Associates: Bob Peltier (979) 849-1238		
Property Notes										
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6) Fm 2004 986 acres for Sale in Brazoria County, Texas	Agricultural	-	Angleton	TX	Yes	986	-	Southwest Realty Group: Kenneth Li (713) 988-1668 X106		

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Property Notes -										
7) FM 521 & CR 44	Commercial	0007	Angleton	TX	\$15,060,000	914	\$16,477	Newmark Knight Frank: Doug Nicholson (713) 599-5135		
Property Notes -										
8) County Rd 56 @ FM. 521 River Lands Subdivision	Mixed Use	residential/commercial	Rosharon	TX	\$9,900,000	500	\$19,800	Greg Flaniken and Associates: Ben Miller (979) 299-9457		
Property Notes -										
9) 0 FM 2004 0 FM 2004	Commercial , Agribusiness, Pasture/Ranch	0010	Alvin	TX	\$4,086,000	454 / 454 (Net)	\$9,000	MHW Brokerage Services, LLC.: Jon Sellers (281) 651-4898, Chase Lowe (281) 651-4898 X407, Jeremy Douglas (281) 651-4898		
Property Notes 454.57 acres investment/development land on the North side of FM 2004 and FM 2917, fronting on northwestern Halls Bayou, in Brazoria County. Approximately 30 miles to Houston, 27 miles to Galveston, 21 miles to Angleton, and 15 miles to Alvin.										
10) Hwy 288 Hwy 288 & CR 60	Single Family Development	-	Rosharon	TX	\$13,620,000	454 / 454 (Net)	\$30,000	Caldwell Companies: Keith K. Edwards, SIOR, CCIM (281) 664-6633, Clay Roper (281) 664-6632, Daniel Greco (281) 664-6629		
Property Notes -										
11) FM 230 & FM 287 NEXT TO LNG 450 Acres Oyster Creek	-	-	Oyster Creek	TX	\$65,000,000	450	\$144,444	Bob Peltier & Associates: Bob Peltier (979) 849-1238		
Property Notes -										
12) 4120 County Road 60 CR 60 Brazoria County	Commercial , Single Family Development, Agribusiness	0007	Rosharon	TX	\$18,966,000	436	\$43,500	Berkshire Hathaway HomeServices-Premier Properties: David Miller (281) 997-4002		
Property Notes -										

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Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
13) 522 CR	-	-	Damon	TX	\$4,045,000	404.50	\$10,000	1912 Ventures: Maury Bronstein (713) 522-1912 X2, John S. Wall (713) 522-1912 X1		
Property Notes										
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14) FM 2004 & Highway 282	-	-	Lake Jackson	TX	\$9,825,000	393	\$25,000	Texas CRES LLC: Alex Wisnoski (713) 473-7200 X4, Zachary Sturgeon (713) 473-7200		
Property Notes										
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15) Hwy 35 & FM 2403 Southeast Corner Hwy 35 & 2403	-	-	Alvin	TX	\$7,500,000	375	\$20,000	Bob Peltier & Associates: Bob Peltier (979) 849-1238		
Property Notes										
-										
16) FM 1462 @ Highway 288 Rosharon Farm	Commercial	0001	Rosharon	TX	\$5,336,000	368 / 368 (Net)	\$14,500	Capitol Ranch Real Estate: Tracy Maxwell (979) 530-8866, Freddy Rouse (281) 844-8704		
Property Notes										
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17) FM 203 Hwy 365 Acres	-	-	Alvin	TX	Yes	365	-	Bob Peltier & Associates: Bob Peltier (979) 849-1238		
Property Notes										
-										
18) FM 523 Rail Front Land	Commercial	-	Angleton	TX	Yes	359 / 359 (Net)	-	Bob Peltier & Associates: Bob Peltier (979) 849-1238		
Property Notes										
Description:										
359 acres FM 523, Angleton, TX 77515 with rail frontage.										
19.4 mi on FM 523 to the Port of Freeport; 4.2 mi to SH 288, 3.2 mi to SH 288 B; 0.4 mi to SH 35; 7.7 mi to Texas Gulf Coast Regional; 15.5 mi to Dow and BASF; 5 mi to FM 2004; 14 mi to FM 1462; 18 mi to SH 6; 30 mi to Sam Houston Tollway; 37 mi to I-610; 40 mi to Port of Houston; 30 mi to I-45; 40 mi to I-69										
19) CR 25 Rd 300 ACRES COLUMBIA LAKES	Commercial , Agricultural	unknown	West Columbia	TX	\$1,100,000	300	\$3,667	Bob Peltier & Associates: Bob Peltier (979) 849-1238		
Property Notes										
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Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
20) Hwy 288 Large Acreage Site at FM 529 & FM 2855 NWC of Hwy 288 at FM 1462	Commercial , Industrial	GC	Rosharon	TX	\$19,370,000	298	\$65,000	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes No Utilities										
21) 4115 FM 1462 296 Acres Near Hwy 288 & Future Grand Pkwy	Single Family Developme nt	None	Rosharon	TX	\$3,552,000	296	\$12,000	Ardent Hardcastle Real Estate:	Stephan Robinson (281) 485-6000 X701	
Property Notes -										
22) County Road 18	Agricultural, Pasture/Ran ch	-	Damon	TX	\$1,299,900	277.13	\$4,691	A E WOODARD:	Albert Woodard (713) 782-6057	
Property Notes -										
23) Highway 288	Commercial	N/A	Manvel	TX	Yes	267 / 220 (Net)	-	Dosch Marshall Real Estate:	Tom Dosch (713) 557-4455 X325	
Property Notes -										
24) County Road 413	Industrial	M1	Pearland	TX	\$5,300,000	265 / 265 (Net)	\$20,000	Boyd Commercial, LLC/CORFAC International:	Andrew W. Sowell, SIOR (713) 877-8400 X3440, David M. Boyd (713) 599-3454 X3454	
Property Notes Great Industrial Site Near Hwy 35 and Hwy 6. City of Pearland ETJ. Property Zoned Light Industrial (M1). Property is 3 Miles South of FM 518.										
25) FM 521 South of Hwy 6	Commercial	-	Angleton	TX	\$1,757,000	251	\$7,000	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes -										
26) Tbd Austin Colony Dr Austin Colony Drive	Single Family Developme nt	-	Brazoria	TX	\$4,900,000	247.46	\$19,801	Century 21 Realty Partners:	Patricia Beaulier (281) 252-4122, Turk Eppes (281) 252-4122	
Property Notes -										

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27) 0 County Road 400	-	-	Brazoria	TX	\$978,500	206	\$4,750	Coldwell Banker Commercial	NRT: Harold Cox (979) 297-1226	
Property Notes										
-										
28) S 288B Hwy	-	0420	Angleton	TX	\$2,145,000	201 / 201 (Net)	\$10,672	Clark Realty: Duane Lindsey (979) 549-9700		
Property Notes										
-										
29) SH 35 Front on Future Grand Pky	-	-	Alvin	TX	\$2,925,000	195	\$15,000	Bob Peltier & Associates: Bob Peltier (979) 849-1238		
Property Notes										
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30) TX-35 & County Road 33	-	-	Danbury	TX	\$1,215,500	187	\$6,500	Bob Peltier & Associates: Bob Peltier (979) 849-1238		
Property Notes										
-										
31) 326 CR Prime Development Opportunity	-	-	Alvin	TX	\$1,706,250	175.48	\$9,723	Zann Commercial Brokerage, Inc.: Jason Kieschnick (281) 280-8088, Derek Hughes (281) 280-8088		
Property Notes										
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32) Highway 288 South Freeway 164.65 AC	Commercial	0018	Angleton	TX	\$3,539,975	164.65	\$21,500	Terpstra & Associates: Peter S. Terpstra (281) 580-4855		
Property Notes										
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33) CR 45 Across from Sheriff Dept	-	-	Angleton	TX	\$1,600,000	159	\$10,063	Bob Peltier & Associates: Bob Peltier (979) 849-1238		
Property Notes										
-										
34) County Road 220 & 288	Commercial	0122	Angleton	TX	\$2,900,000	155.47 / 155.47 (Net)	\$18,653	NAI Partners: Chris Kugle (713) 985-4609, Gray Gilbert (713) 985-4414		
Property Notes										
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35) 0 Fm 154.18 Acres CR 98, Manvel, Texas	Mixed Use, Hold for Developme nt, Office Park, Single Family Developme nt	-	Manvel	TX	Yes	154.18	-	MHW Brokerage Services, LLC.: Chase Lowe (281) 651-4898 X407, Jon Sellers (281) 651-4898, Jeremy Douglas (281) 651-4898		
Property Notes										
-										
36) 010 N Valderas St Hwy 288 B	Commercial , Retail	-	Angleton	TX	\$19,819,800	3 - 153 / 130 (Net)	\$129,541	Paul O'Farrell: Paul O'Farrell (979) 848-7260		
Property Notes										
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37) 0 County Road 208 Owner Financed 152-Acres Near TX-35/Danbury	Commercial - , Retail, Office, MultiFamily, Auto Dealership, Auto Repair, Bank, Car Wash, Contractor Storage Yard, Convenienc e Store, Day Care Center, Drug Store, Fast Food, Health Care, Hold for Developme nt, Hold for Investment, Hospital, Hotel, Manuftrd Hms/Mobl Hm Prk , Medical, Motel, Office Park, Parking Lot, Planned Unit Developme nt, Public Park, Religious Facility, Restaurant, Retail Warehouse, Schools, Self- Storage, Service Station, Single Family Developme nt, Storefront,	Danbury	TX	\$1,185,264	151.96	\$7,800	KW Metropolitan- The Allbritton Group: Heidi Allbritton (832) 657-4185
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Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
	Storefront Retail/Office, Storefront Retail/Residential, Strip Center, Supermarket, Unknown, Warehouse, Winery/Vineyard									
Property Notes										
-										
38) Fm 1459 Commercial Tract	Commercial, Mixed Use	N/Ap, Houston	Sweeny	TX	\$1,100,000	151.09	\$7,280	Reyes Realty Group:	Yvette Reyes-Hall (281) 968-7759	
Property Notes										
GREAT COMMERCIAL TRACT!! Excellent FM 1459 road frontage. Between Catholic Church & Bank. Across from Sweeny hospital, city utilities available!! 0.74 ACRES, APPROX. 200 OF FRONTAGE ON 1459 & APPROX. 160' FEET DEEP. THIS IS LAND WITH NO IMPROVEMENT.										
39) Pp Farm Pp Farm	Pasture/Ranch	-	Danbury	TX	\$1,250,000	148	\$8,446	Republic Ranches:	Jeff Boswell (888) 726-2481	
Property Notes										
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40) 10700 FM 1462 E	-	-	Alvin	TX	\$3,900,000	130	\$30,000	Gary Green Commercial Real Estate:	Linda Cessac (281) 216-3322	
Property Notes										
-										
41) 0 Cardinal Dr ALVIN ETJ ... + - 128.81AC 0 CARDINAL DR.	Commercial, Mixed Use	none	Alvin	TX	\$4,121,920	128.81 / 128.50 (Net)	\$32,000	Douglas Lockwood, Broker:	Douglas Lockwood (713) 542-4684	
Property Notes										
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42) County Road 208	-	-	Danbury	TX	\$737,500	24 - 125	\$5,900	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes										
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43) 0 E FM 1462 E	Industrial, Mixed Use, Hold for Development, Hold for Investment, Industrial Live/Work Unit, Industrial Park, Warehouse	-	Rosharon	TX	\$2,560,000	123	\$20,813	Texas Home Team:	Carolyn Bowen (281) 489-8991	X102
Property Notes										
-										
44) 575 County Road 44 Angleton Commercial Land	Commercial	-	Angleton	TX	\$5,976,000	119.52	\$50,000	NTR Texas Real Estate:	CJ Petrosky (281) 703-2393	
Property Notes										
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Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
45) 0 Worrell Rd Bayou Front Wooded 112 Acr Near FM 521/TX-288	Apartment Units, Health Care, Hold for Development, Hold for Investment, Hospital, Manuftrd Hms/Mobl Hm Prk , Master Planned Community, Medical, Open Space, Public Park, Religious Facility, Schools, Single Family Development, Unknown, Winery/Vine yard	-	Angleton	TX	\$563,200	112.64	\$5,000	KW Metropolitan- The Allbritton Group:	Heidi Allbritton (832) 657-4185	
Property Notes										
-										
46) 12800 County Road # 48 110 Acres in Rosharon Tx.	Commercial , Single Family Development	Unrestricted	Rosharon	TX	\$1,360,000	110 / 110 (Net)	\$12,364	Keller Williams Realty: Nelson Senegal (281) 220-2100		
Property Notes										
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Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
47) 3335 County Road 165 County Road 167 / Country Road 165	MultiFamily, Hold for Investment, Manuftrd Hms/Mobl Hm Prk , Master Planned Community, Planned Unit Developme nt	Unrestricted	Alvin	TX	\$930,000	107.33	\$8,665	Berkshire Hathaway HomeServices	Anderson Props: Debbie Burr (713) 416-0337	
Property Notes										
-										
48) Highway 35 +/- 105 Acres Highway 35 North and CR 719 SEC Highway 6 & Highway 35	Commercial	0009	Alvin	TX	Yes	105	-	Texas CRES LLC: Joel English (713) 473-7200, Alex Wisnoski (713) 473-7200 X4		
Property Notes										
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Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
49) 36 County Road 98 Manvel 100+ Acres near TX-288 & TX-6	Commercial , MultiFamily, Contractor Storage Yard, Distribution, Health Care, Hold for Developme nt, Hold for Investment, Hospital, Hotel, Master Planned Community, Medical, Motel, Parking Lot, Public Park, Religious Facility, Schools, Self- Storage, Single Family Developme nt, Supermarke t, Unknown, Winery/Vine yard	-	Manvel	TX	\$1,009,080	100.90	\$10,001	KW Metropolitan- The Allbritton Group:	Heidi Allbritton (832) 657-4185	
Property Notes	-									

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Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
50) Highway 35	Industrial, Retail	0012	Alvin	TX	\$7,664,700	93 / 93 (Net)	\$82,416	Gromax Development, LLC:	Cindy Eppolito (281) 412-9210	
Property Notes This 93 acre site is located just outside Houston 15 miles south of Downtown. The City of Alvin is part of The Greater Houston Area; adjacent to Pearland, and in close proximity to Clear Lake. The expansions of Highway 288 and Beltway 8 have contributed to the recent explosion of new development in the area. Pearland boasts 2 million feet of new retail on 288 at Highway 518. The Medical Center is a 10 minute drive from the site. Galveston Bay, Clear Lake and Kemah are located 15 miles east of the project. This site is located on Highway 35 (Main Street) between Highway 6 & 518(Broadway). Highway 35 is a major artery running from Downtown Alvin to Houston with connections to beltway 8 and Loop 610. -1400 Feet of Frontage on Highway 35 -Frontage on 4 Lane Highway -New Residential Development in the Immediate Area -Several Industrial Parks in Close Proximity										
51) 0 County Road 167 Prime Farmland Near Proposed Grand Parkway	Agribusiness, Pasture/Ranch	Unrestricted	Alvin	TX	\$684,000	90.81	\$7,532	Oldham Goodwin Group, LLC:	Steve Mattox (281) 256-2300	
Property Notes -										
52) Fm 521 @ FM 523 Creek Ranch	-	-	Angleton	TX	\$1,304,913	87	\$14,999	Republic Ranches:	Jeff Boswell (888) 726-2481	
Property Notes -										
53) 288 Freeway Highway 288 Business	Commercial, Industrial, MultiFamily	-	Angleton	TX	\$3,699,115	84.92 / 84.92 (Net)	\$43,560	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes -										
54) 2315 CR 57	Commercial, Retail, Apartment Units, Master Planned Community	-	Rosharon	TX	\$4,064,000	81.28	\$50,000	Vemex Investments:	Neil Sinclair (281) 451-9295	
Property Notes -										
55) 0 Highway 35 81 Acres, 7.5 Miles S. of Alvin	Mixed Use	-	Alvin	TX	\$600,000	81.12	\$7,396	Carlos Garcia Realty:	Bill Garcia (713) 924-9100 X124	
Property Notes -										

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Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
56) 2515 N Velasco St	Commercial , Strip Center	-	Angleton	TX	\$12,196,800	80 / 80 (Net)	\$152,460	Paul O'Farrell: Paul O'Farrell (979) 848-7260		
Property Notes -										
57) 1600 E Cedar St 77 acres RAIL FRONT in Angleton	-	-	Angleton	TX	\$2,695,000	77.64	\$34,712	Bob Peltier & Associates: Bob Peltier (979) 849-1238		
Property Notes -										
58) CR 257/Bluewater Hwy Surfside Beach Vacant Land	Commercial , MultiFamily	0014	Freeport	TX	Yes	76.75	-	Keller Williams Realty - Clear Lake: Jeff George (281) 336-3121		
Property Notes The 3 S's - Saltgrass, Sand and Sun describe this hidden wonderland only an hour from Houston between Galveston and Freeport. Excellent property for Resort Development or Vacation Homes. Only minutes from Moody Gardens, The Strand, Gambling Ship and the Gulf's best fishing.										
59) Croix Rd @ Iowa Ln The Reserve at Manvel	Commercial , Retail, Medical	-	Manvel	TX	Yes	75	-	JLL: Elizabeth Clampitt (713) 888-4075, Simmi Jaggi (713) 888-4098, Evelyn Orth (713) 888-4000		
Property Notes -										
60) FM 523 N Loop ± 75.0 Acres - 0 FM 523 North Loop	Commercial , Industrial, Retail, Office	Unrestricted	Angleton	TX	Yes	75 / 75 (Net)	-	Lee & Associates: Taylor Schmidt (713) 744-7480, Reed Vestal (713) 744-7438, Preston Yaggi (713) 744-7440 X140		
Property Notes -										
61) SH36 & Damon School Rd	-	-	Damon	TX	\$1,192,000	74.50	\$16,000	1912 Ventures: Maury Bronstein (713) 522-1912 X2, John S. Wall (713) 522-1912 X1		
Property Notes -										
62) 00 County Rd	-	-	Alvin	TX	\$825,000	70	\$11,786	Reyes Realty Group, LLC: Maria Mercado (281) 968-7759		
Property Notes -										

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63) 13651 County Rd 184	-	0013	Alvin	TX	\$900,000	70	\$12,857	Odotillc: Obinna Emukah (832) 892-8719		
Property Notes										
-										
64) 7652 Scott Ave 65.05 Acres	Mixed Use	-	Manvel	TX	\$2,927,000	65.05	\$44,996	Re/Max Top Realty: Dinah Palmer (832) 200-5652 X5652		
Property Notes										
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65) 32 CR 60 Acres w/~1640' CR 32 Frontage near FM 521	Commercial - , Retail, Office, Mixed Use, MultiFamily, Auto Dealership, Auto Repair, Bank, Car Wash, Community Center, Contractor Storage Yard, Convenienc e Store, Day Care Center, Distribution, Drug Store, Fast Food, Health Care, Hold for Developme nt, Hold for Investment, Hospital, Hotel, Master Planned Community, Medical, Motel, Office Park, Open Space, R&D, Religious Facility, Restaurant, Retail Warehouse, Schools, Self- Storage, Service Station, Single Family Developme nt, Storefront	Angleton	TX	\$720,000	60.27	\$11,946	Research in Progress: Research In Progress
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	Retail/Office, Storefrnt Retail/Residntl, Strip Center, Supermarket, Warehouse, Winery/Vineyard									
Property Notes										
-										
66) 1156 Fox Meadow Ln 60 Acres Ready for Additional Development	-	-	Alvin	TX	\$2,899,000	60	\$48,317	Century 21 Paramount: Bill Rachner (281) 334-6262	X271	
Property Notes										
-										
67) S 288 Hwy	Commercial	-	Angleton	TX	\$995,503	58.56 / 58.56 (Net)	\$17,000	Clark Realty: Duane Lindsey (979) 549-9700		
Property Notes										
-										
68) Hwy 288 Rd Vacant Land	-	-	Angleton	TX	\$4,886,998	58.10	\$84,114	Caldwell Companies: Keith K. Edwards, SIOR, CCIM (281) 664-6633, Clay Roper (281) 664-6632, Daniel Greco (281) 664-6629		
Property Notes										
-										
69) 00 Hwy 6 S	-	NONE	Pearland	TX	\$1,550,000	55.99	\$27,684	The Oniya Group: Chief Oniya (832) 404-2607		
Property Notes										
-										
70) 18400 Highway 6 Manvel, TX/SH6/BNSF	Industrial, Retail, Mixed Use, Hotel, Motel	None	Manvel	TX	Yes	53 / 40 (Net)	-	The Gustafson Group Inc.: Jason Gustafson (713) 722-7707		
Property Notes										
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71) 00 Brazosport Blvd N 52 Acres in Brazoria County	Commercial , Hold for Investment, Manuftrd Hms/Mobl Hm Prk , Single Family Developme nt	-	Angleton	TX	Yes	52	-	Transaction Real Estate, LLC:	Brian Harbuck (281) 394-0070	
Property Notes -										
72) 4500 Pearland Pky	Industrial	-	Pearland	TX	\$7,652,000	51.67 / 51.67 (Net)	\$148,094	Douglas Lockwood, Broker:	Douglas Lockwood (713) 542-4684	
Property Notes TOTAL SITE + - 60AC INCLUDES + - 10AC DETENTION POND. Price adjusted for small parcel sales to \$5.84/sf for 51 acres net of 10ac Detention Pond-EXCELLENT PROPERTY WITH + - 1,200 LINEAL FEET FRONTAGE ON PEARLAND PARKWAY BETWEEN OILER DR & DIXIE FARM ROAD WITH ACCESS TO STATE HIGHWAY 35 VIA INDUSTRIAL DRIVE. CITY OF PEARLAND MAY BE FAVORABLY DISPOSED TO REZONING M-1 (LIGHT INDUSTRIAL) PART TO MIXED USE PLANNED UNIT DEVELOPMENT, IE. RETAIL, TOWNHOUSE, SENIOR HOUSING, ETC. OWNER REPORTS ALL DETENTION REQUIREMENTS ACCOMMODATED IN + - 10 AC DETENTION POND. EXCELLENT LARGE PARCEL LOCATED WEST SIDE PEARLAND PARKWAY, SOUTH OF OILER DRIVE & NORTH OF DIXIE FARM ROAD, WITH REAR (SECONDARY) ACCESS TO SH 35 VIA INDUSTRIAL DRIVE.										
73) Hwy 288 B	-	0354	Angleton	TX	Yes	50	-	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes -										
74) Shadow Creek Pky Commercial Reserves at Shadow Creek	Commercial	-	Pearland	TX	Yes	2.98 - 50	-	NewQuest Properties:	Brad LyBrand (713) 438-9516, Brad Elmore (281) 477-4362	
Property Notes -										
75) 9822 Uzzell Rd 50 Acres	-	-	Manvel	TX	\$1,795,000	50	\$35,900	Texas CRES LLC:	Joel English (713) 473-7200, Alex Wisnoski (713) 473-7200 X4	
Property Notes -										

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76) Highway 288B & FM 523 47.87 Acres on FM 288(B)	Industrial, Single Family Developme nt	None	Angleton	TX	Yes	47.87 / 47.87 (Net)	-	ICO Commercial: Larry Indermuehle, CCIM (281) 207-3701, Lang Motes, CCIM (281) 207-3705		
Property Notes -										
77) 307 County Road 488B 307 County Rd. 488b	-	-	Sweeny	TX	\$310,000	46.40	\$6,681	The Oniya Group: Chief Oniya (832) 404-2607		
Property Notes -										
78) County Road 146	Apartment Units, Hold for Developme nt, Single Family Developme nt	N/A	Alvin	TX	\$880,000	44 / 44 (Net)	\$20,000	Ausmus Premier Properties: Faye Ausmus (832) 563-4157		
Property Notes -										
79) 11603 County Road 65 11603 County Rd. 65 Rosharon, TX 77583	Commercial , Single Family Residence	-	Rosharon	TX	\$1,840,250	43.30	\$42,500	Bonning Real Estate: Mark Bonning (281) 304-9727		
Property Notes -										
80) 288 Fwy & FM 523	Commercial	-	Angleton	TX	\$800,000	41 / 40 (Net)	\$19,512	Bob Peltier & Associates: Bob Peltier (979) 849-1238		
Property Notes -										
81) 13000B State Hwy 6 40 Acres Vacant Land	-	-	Arcola	TX	\$7,840,800	40 / 40 (Net)	\$196,020	JK Realty Advisors: Matthew Duncan (281) 224-1705, JK Julian (713) 834-7400		
Property Notes Located in front of the Houston Southwest Airport and just east of the new Fort Bend County Parkway Toll Road. Utilities from the city of Arcola.										

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
82) CR 57 CR 57 - 39.83 Acres & FM 521	Commercial , Apartment Units	0016	Iowa Colony	TX	\$995,750	39.83	\$25,000	Caldwell Companies: Keith P. Grothaus, CCIM, SIOR (281) 664-6635		
Property Notes Easy access to Hwy 288 & SH 6.										

EDABC's Land 2019 3rd Qtr Summary Report

83) 1414 County Road 344	Commercial	none	Brazoria	TX	\$525,000	39.50	\$13,291	Bob Peltier & Associates: Bob Peltier (979) 849-1238
	, Retail, Office, Mixed Use, MultiFamily, Apartment Units, Apartment Units - Condo, Apartment Units - Senior, Community Center, Contractor Storage Yard, Convenienc e Store, Day Care Center, Drug Store, Fast Food, Health Care, Hold for Developme nt, Hold for Investment, Hospital, Hotel, Manuftrd Hms/Mobl Hm Prk , Master Planned Community, Medical, Motel, Neighborho od Center, Open Space, Planned Unit Developme nt, Public Park, R&D, Religious Facility, Restaurant, Retail							

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
	Warehouse, Schools, Self- Storage, Single Family Developme nt, Storefrnt Retail/Resid ntl, Unknown, Warehouse, Winery/Vine yard									
Property Notes										
-										
84) FM 517 & Highway 35 39.29 Acres on Highway 35	Commercial	0012	Alvin	TX	Yes	39.29 / 39.29 (Net)	-	Texas CRES LLC: Joel English (713) 473-7200, Alex Wisnoski (713) 473-7200 X4		
Property Notes										
-										
85) S Bypass 35 Hwy 35 Land on Proposed 99 Parkway	Health Care, Planned Unit Developme nt, Single Family Developme nt	-	Alvin	TX	\$1,872,937	0.70 - 39.20	\$47,779	Keller Williams Realty - Clear Lake: Jeff George (281) 336-3121		
Property Notes										
Raw commercial 7 + acres land (3 lots) with I-35 frontage. This property would be ideal for office, apartments, hotel, retail or healthcare facility in Alvin. Future easy access to proposed Grand Parkway Hwy 99 (http://www.grandpky.com/home/gpky_map.asp) From Hwy 290 -> Take Hwy 6 Exit towards Galveston -> Take Hwy 35 South Exit -> Property located next to Best Western Hotel..										
86) SH288 & CR 56 Prime Commercial 37 Acres Iowa Colony	Retail, Planned Unit Developme nt, Storefrnt Retail/Resid ntl	-	Rosharon	TX	Yes	37	-	Waterman Steele: David Rodriguez (832) 301-9393		
Property Notes										
-										

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
87) 1201 E Brazos Blvd 1201 E Brazos Boulevard 1201 E. Brazos Blvd.	Commercial , Industrial, Industrial Park, Marina	W-3	Freeport	TX	Yes	35.86 / 35.86 (Net)	-	Cushman & Wakefield: Andrew Jewett (713) 345-1433, Cape Bell (713) 877-1700 X1750		
Property Notes -										
88) 203 County Rd	MultiFamily, Single Family Developme nt	Unrestricted	Alvin	TX	\$699,000	35.60	\$19,635	Coldwell Banker Commercial NRT: Suzanne Dillmann (281) 484-0066		
Property Notes -										
89) 4638 CR 85 00 CR 85 Laigle Rd (30+ Acres)	Commercial , Industrial, Mixed Use, Self- Storage, Single Family Developme nt, Storefront Retail/Office , Warehouse	-	Manvel	TX	Yes	35.48	-	Waterman Steele: David Rodriguez (832) 301-9393		
Property Notes -										
90) Cemetery Rd	Single Family Developme nt	-	Manvel	TX	\$1,926,985	35.39	\$54,450	Keller Williams Houston Preferred: Bo Faber (281) 670-1844		
Property Notes -										
91) 0 County Rd 48 34.4 Acres on County Rd 48	-	0018	Rosharon	TX	\$2,900,000	34.40	\$84,302	Ardent Hardcastle Real Estate: Stephan Robinson (281) 485-6000 X701, Michael Gage (281) 485-6000 X702		
Property Notes -										

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
92) 0 Hwy 6 & Detected Rd 34 Acres Prime Hwy 6 Land in Manvel	Commercial	N/A	Manvel	TX	\$22,405,000	34.29 / 34.29 (Net)	\$653,397	Ardent Hardcastle Real Estate:	Michael Gage (281) 485-6000	X702
Property Notes										
-										
93) 1853 Pearland Pkwy	Commercial , Office, Mixed Use, Apartment Units - Senior, Auto Dealership, Distribution, Hold for Development, Medical, Office Park, Planned Unit Development, Retail Warehouse, Single Family Development	New PUD to be created	Pearland	TX	\$5,401,440	34.28	\$157,568	Gromax Development, LLC:	Cindy Eppolito (281) 412-9210	
Property Notes										
-										
94) County Road 220 (Airport Vacant Land	-	-	Angleton	TX	Yes	33 / 33 (Net)	-	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes										
3,000 feet of rail frontage.										
1.5 miles to 288 Freeway. The property is out of 500 year flood plain, has 3 phase electric and high speed internet is available. City water and natural gas are to site. No city taxes.										
New hospital about 1 mile away. Highway has been approved to expand to 4 lanes each way which ties into FM 523 and Hwy 288 that goes straight to the port.										
95) State Highway 288 33 Acres - SH 288	Commercial	-	Lake Jackson	TX	\$1,650,000	33	\$50,000	NewQuest Properties:	Brad LyBrand (713) 438-9516, Jeff S. Hayes (281) 477-4302	
Property Notes										
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EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
96) 320 CR 54 Cross Bar Farms (32 Ac) County Rd 54 & FM 521	Industrial, Retail, Office, MultiFamily	0006	Sandy Point	TX	\$15,000,000	31.91 / 13.77 (Net)	\$470,072	Realty Associates: Loren Kool	(713) 464-5656	
Property Notes ±64 Acres of Land on the South Side of County Road 54, West of FM 521, Brazoria County, Texas.										
97) 7411 Scott Ave	Commercial - , Mixed Use, MultiFamily, Schools		Manvel	TX	\$795,000	31.63 / 31.63 (Net)	\$25,138	Texas Home Team: Carolyn Bowen	(281) 489-8991	X102
Property Notes -										
98) FM 2004 & Hwy 288 Brazos Crossing	Commercial , MultiFamily, Apartment Units - Condo, Contractor Storage Yard, Day Care Center, Distribution, Hold for Developme nt, Industrial Park	R3	Richwood	TX	\$3,500,000	30 / 13.88 (Net)	\$116,667	Greg Flaniken and Associates: Ben Miller	(979) 299-9457	
Property Notes -										
99) Highway 288 Angleton 288 Industrial Park	Industrial, Industrial Park	0075	Angleton	TX	Yes	1.75 - 30	-	JLL: Joseph Berwick (713) 425-5842, Mark Nicholas (713) 888-4024, David H. Holland (713) 888-4095, Leah F. Miller (713) 888-4066		
Property Notes -										
100) SH 288 @ Coale Rd	-	-	Angleton	TX	\$900,000	30	\$30,000	Transwestern: A. David Schwarz (713) 270-7700, Carlos Bujosa (713) 272-1289		
Property Notes -										

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
101) McLean St McLean & Magnolia 28 Acres	-	0018	Pearland	TX	Yes	28	-	Waterman Steele: David Rodriguez (832) 301-9393		
Property Notes -										
102) Highway 288 @ CR 403 Reserve at Shadow Creek Ranch	Commercial , Retail, Hospitality, Health Care, Medical	-	Pearland	TX	Yes	27	-	NewQuest Properties: Brad LyBrand (713) 438-9516		
Property Notes -										
103) 8402 County Rd 198	-	-	Alvin	TX	\$475,000	13.29 - 26.50	\$17,925	Keller Williams - The Crider Team: Michael Crider (281) 656-4211		
Property Notes -										
104) CR 2403 & Hwy 35 24.75 ACRES FOR SALE ALVIN, TX	Commercial	0085	Alvin	TX	\$742,000	0.71 - 24.75 / 24.75 (Net)	\$29,980	Gary Greene Commercial Properties: Patricia Richard (713) 992-0219		
Property Notes -										
105) 9310 Stephen F Austin Rd Jones Creek 24-Acre Irrigated Organic Farm	Contractor Storage Yard, Hold for Developme nt, Hold for Investment, Public Park, Restaurant, Single Family Developme nt, Winery/Vine yard	-	Freeport	TX	\$424,900	24 / 24 (Net)	\$17,704	KW Metropolitan- The Allbritton Group: Heidi Allbritton (832) 657-4185		
Property Notes -										

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
106) 4030 S Main St & Hwy 35 23.03 ac North Tract S Hwy 35 Pearland	Industrial	0032	Pearland	TX	\$3,009,561	12 - 23.03	\$130,680	Keller Williams Realty - Clear Lake:	Jim Gerland (713) 818-1144	
Property Notes -										
107) FM 523 & SH 35 SW Corner FM 523 & SH 35	Commercial	-	Angleton	TX	\$3,506,580	23 / 23 (Net)	\$152,460	Paul O'Farrell: Paul O'Farrell (979) 848-7260		
Property Notes -										
108) 2041 Max Rd Max Rd & Cliff Stone	Single Family Developme nt	N/A	Pearland	TX	\$2,400,000	23 / 23 (Net)	\$104,348	Ausmus Premier Properties: Faye Ausmus (832) 563-4157		
Property Notes -										
109) CR 341 22.29 AC	-	-	Angleton	TX	\$2,353,000	22.84	\$103,021	Clark Realty: Duane Lindsey (979) 549-9700		
Property Notes -										
110) State Highway 35 Land for Sale - Angleton, TX West of Texas 288	Retail	None	Angleton	TX	\$2,205,225	3.36 - 22.36 / 22.36 (Net)	\$98,624	CBRE: Darin Gosda (713) 577-1819		
Property Notes -										
111) CR 172 @ FM 1462	Commercial , Retail, MultiFamily	0024	Alvin	TX	\$429,000	22	\$19,500	Bob Peltier & Associates: Bob Peltier (979) 849-1238		
Property Notes -										
112) A0535 Fm 1462 22 Acres of Prime Commercial Property	-	-	Rosharon	TX	\$2,558,775	22	\$116,308	NTR Texas Real Estate: CJ Petrosky (281) 703-2393		
Property Notes -										

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
113) 288 Freeway @ 288 Freeway Vacant Land SEC State Hwy 35	Commercial , Retail	-	Angleton	TX	Yes	21	-	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes Owners will look at all offers.										
114) 0 County Road 65 0 County Road 65, Rosharon, TX 77583	-	-	Rosharon	TX	\$500,000	20.72	\$24,131	Trotwood Realty:	Shawn Baksh (713) 222-7400	
Property Notes -										
115) FM 518 & Old Chocolate Ba Rd Old Chocolate Bayou Rd. @ FM 518 – 20 acres	Commercial	-	Pearland	TX	\$8,638,601	5 - 20.34	\$424,710	TAO Interests:	Timothy Opatrny (713) 621-9841	
Property Notes -										
116) 13606 Magnolia Pkwy 1010 County Road 59	-	-	Rosharon	TX	\$2,049,000	20.30	\$100,936	Transwestern:	Branon W. Pesnell (713) 231-1587, Lonna Dorman (713) 231-1617, Victoria Waguespack (281) 810-3514, Brenda Crump (713) 272-1286	
Property Notes -										
117) 21103 Highway 6 S 20.248 acres @ Pine Lane	Commercial	C	Manvel	TX	\$2,000,000	20.25 / 20.25 (Net)	\$98,765	Friedman Real Estate:	Mark Zeidman (713) 325-5206	
Property Notes -										
118) 288 and Hwy 6	-	-	Manvel	TX	Yes	20	-	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes -										
119) 4224 County Road 424 20 Acres - County Road 424	Commercial	0017	Alvin	TX	\$400,000	20	\$20,000	Silk Road Properties:	Farrina Ramkissoon (281) 484-1111	
Property Notes -										
120) 17424 County Road 827 & County	Commercial , Mixed Use, Hotel	-	Pearland	TX	\$2,800,000	20 / 10 (Net)	\$140,000	RE/MAX Metro:	Anthony J. Bianchi (713) 528-1800, ANDREW CZOBOR (281) 841-2742	
Property Notes -										

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
121) 110 Cullen Blvd	Single Family Development	-	Pearland	TX	Yes	20	-	CBRE: Alex Makris (713) 577-1827, Jeff Pittman (713) 577-1650		
Property Notes Exclusive compound or residential development. Amazing location and surrounded by parks and golf course home development.										
122) 5331 W Orange St	Distribution, Industrial Park, Warehouse	Industrial	Pearland	TX	\$2,482,920	20	\$124,146	Keller Williams Realty, Inc.: Chris Abel (281) 552-8423		
Property Notes -										
123) 2510 N Roy Rd Broadway/FM 518 20 Acres-City of Pearland-Will Divide	Office, Hold for Development, Single Family Development, Warehouse	-	Pearland	TX	\$1,250,000	10 - 20 / 20 (Net)	\$62,500	Ausmus Premier Properties: Faye Ausmus (832) 563-4157		
Property Notes -										
124) 2905 Smith Rd FM 518 Land	Commercial, Industrial	-	Pearland	TX	\$3,920,400	20 / 20 (Net)	\$196,020	Cushman & Wakefield: Cape Bell (713) 877-1700 X1750, Andrew R. Spence (713) 877-1464		
Property Notes -										
125) 21836 FM 521	Commercial	None	Angleton	TX	\$342,000	19.79 / 17.26 (Net)	\$17,281	The Oniya Group: Chief Oniya (832) 404-2607		
Property Notes -										
126) 1122 Marlin Ave	Industrial	-	Freeport	TX	Yes	2 - 19.18	-	AMS Commercial Real Estate: Dustin Graf (512) 970-4303		
Property Notes -										
127) 1622 Old Alvin Rd SWQ of McHard Rd & Old Alvin Rd	-	-	Pearland	TX	Yes	19	-	ORR Commercial: Campbell Anderson (713) 554-6505		
Property Notes -										

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
128) 2713 Parker School Rd	-	0012	Alvin	TX	\$620,730	19	\$32,670	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes										
-										
129) I-35 18.2 Acres - Hwy 35 & CR 133	Commercial , Industrial, Retail, Mixed Use, MultiFamily, Hold for Developme nt, Hold for Investment, Single Family Developme nt	-	Alvin	TX	\$825,370	18.14	\$45,500	MHW Brokerage Services, LLC.:	Jeremy Douglas (281) 651-4898, Bryan Roberts (979) 219-0819	
Property Notes										
-										
130) E Philips & Gifford Rd	-	-	Angleton	TX	\$225,000	18	\$12,500	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes										
-										
131) Handley Rd	-	-	Freeport	TX	\$690,000	18	\$38,333	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes										
-										
132) 302 Huisache St Huisache Street	MultiFamily, Apartment Units	-	Lake Jackson	TX	\$2,900,000	18 / 18 (Net)	\$161,111	Royale Property Management:	Charles Pinter (800) 558-7692 X202, Jenny Parvanova (800) 558-7692 X206	
Property Notes										
-										
133) Shadow Creek Pky 18 Acres - Shadow Creek Pkwy Business Center	Commercial , Mixed Use	N/A	Pearland	TX	Yes	18	-	NewQuest Properties:	Brad LyBrand (713) 438-9516	
Property Notes										
-										
134) 8911 FM 524 Rd	Industrial	CD	Sweeny	TX	\$269,850	17.99	\$15,000	RE/MAX 1st Team:	Muriel Tipps (979) 482-6025	
Property Notes										
-										

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
135) 288 Highway 6	Commercial	-	Manvel	TX	\$3,500,000	17.10	\$204,678	RE/Max Fine Properties: Ken Luu (281) 265-5533		
Property Notes										
-										
136) 0 W Orange St	Commercial , Distribution, Warehouse	-	Pearland	TX	\$1,488,880	17.09	\$87,120	Keller Williams Realty, Inc.: Chris Abel (281) 552-8423		
Property Notes										
-										
137) 6811 S Highway 35	Commercial , Pasture/Ran ch, Timberland	0047	Alvin	TX	\$415,000	5 - 16.62 / 16.62 (Net)	\$24,970	Main Realty: Ray Orazani (281) 325-0000		
Property Notes										
-										
138) 4030 S Hwy 35 16.523 S Hwy 35 Southern tract	Commercial , Office, Medical	0032	Pearland	TX	\$2,158,834	16.52 / 16.52 (Net)	\$130,680	Keller Williams Realty - Clear Lake: Jim Gerland (713) 818-1144		
Property Notes										
-										
139) NEQ McHard Rd & Hwy 288	-	-	Pearland	TX	Yes	16.45	-	Weitzman: James Namken (713) 781-7111, Kyle Knight (713) 781-7111		
Property Notes										
-										
140) 0 County Road 165	-	Unrestricted	Alvin	TX	\$248,400	16.42	\$15,128	RE/MAX Grand: Matthew J. Rembert (281) 994-5700, James Tomberlin (281) 994-5700		
Property Notes										
-										

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
141) 913 Sinclair St 913 Sinclair Drive	MultiFamily, Apartment Units, Apartment Units - Condo, Day Care Center, Hold for Investment, Neighborhood Center, Public Park, Warehouse	-	West Columbia	TX	\$288,004	16.18	\$17,800	Realty Associates: Debbie Cole (979) 482-0861		
Property Notes										
-										
142) 0 N Loop 35 NEQ Alvin Bypass (Hwy 35) and Steele Road	-	0029	Alvin	TX	\$2,629,935	16.10	\$163,350	NAI Partners: Shaffer Braun (713) 275-9653, Jason Gaines (713) 410-8910		
Property Notes										
-										
143) 4501 Dixie Farm Rd 16 Acres Industrial Site Pearland, Texas	Commercial , Contractor Storage Yard, Industrial Park, Office Park, Warehouse	M2 Industrial	Pearland	TX	\$1,393,920	6 - 16 / 16 (Net)	\$87,120	Ardent Hardcastle Real Estate: Stephan Robinson (281) 485-6000 X701		
Property Notes										
-										
144) 0 County Road 203	-	-	Liverpool	TX	\$212,500	15.45 / 15.45 (Net)	\$13,754	Keller Williams Houston Preferred: Eileen Jasper (281) 670-1800		
Property Notes										
-										

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
145) 0 County Road 52 15 Acres - Unrestricted Land Use	Commercial , Industrial, Mixed Use, MultiFamily, Apartment Units, Apartment Units - Senior, Distribution, Hold for Developme nt, Hold for Investment, Master Planned Community, Single Family Developme nt, Warehouse	Unrestricted	Rosharon	TX	\$525,000	15	\$35,000	Own Realty Group: Hashim Ali (281) 891-3007		
Property Notes										
-										
146) FM 1128 FM 1128 & Magnolia St - Tract 3	Commercial , Industrial, Retail, Office, Mixed Use, MultiFamily, Hospitality, Hospital, Hotel, Medical, Restaurant, Self- Storage, Storefront, Strip Center, Warehouse	-	Pearland	TX	Yes	15 / 15 (Net)	-	EDGE Realty Partners: Krystal Mutina (713) 900-3014, Sara Allen (713) 900-3003, Culver Stedman (713) 900-3005		
Property Notes										
Traffic Counts										
FM 1128 - 8,200 CPD										

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
147) 0 E Fm 1462 14.99 Acres Mixed Use Alvin Tx	Commercial , Mixed Use, MultiFamily, Apartment Units, Apartment Units - Condo, Apartment Units - Senior, Bank, Contractor Storage Yard, Convenienc e Store, Fast Food, Hotel	Unrestricted	Alvin	TX	\$969,000	14.99 / 14.99 (Net)	\$64,643	Sonnet Properties Int.:	Demoine O'neal (713) 624-2503	
Property Notes -										
148) 0 Country Rd 0 County Road 58	-	-	Manvel	TX	\$2,995,000	14.88	\$201,277	Re/Max Space Center:	Penny Shapiro (281) 488-1212 X1009	
Property Notes -										
149) Roy Rd & Sheldon Rd	Single Family Developme nt	0156	Pearland	TX	Yes	14.54	-	CBRE:	Alex Makris (713) 577-1827, Jeff Pittman (713) 577-1650	
Property Notes Appox 15.5 acres with about 15 acres net, per seller. Several tax account numbers. Great land for residential home development. Close to Beltway 8. Just south of Beltway 8 and at north dead end of Roy Road. Assumed address. Call for details.										
150) 899-701 Austin St 14.2 AC at Austin St & Dixie Dr	Apartment Units - Condo, Manuftrd Hms/Mobl Hm Prk	C1	Clute	TX	\$773,190	14.20 / 14.20 (Net)	\$54,450	American Realty:	Charles Castleberry (979) 297-5555 X108	
Property Notes -										

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
151) 1419 County Road 434	Commercial , Industrial, Contractor Storage Yard, Distribution	-	Clute	TX	\$115,000	14.06	\$8,179	Keller Williams Houston Preferred:	Lloyd Barr (979) 285-9000	
Property Notes										
-										
152) FM 1128 @ Magnolia St FM 1128 & Magnolia St - Tract 1	-	-	Pearland	TX	Yes	14.01	-	EDGE Realty Partners:	Krystal Mutina (713) 900-3014, Sara Allen (713) 900-3003, Culver Stedman (713) 900-3005	
Property Notes										
-										
153) 20910 State Hwy 6 SH-6 & SH-288 Central Location	Commercial , Mixed Use	0460	Manvel	TX	\$2,500,000	13.83	\$180,766	RP Venture Properties:	Cecil Porter (832) 738-8324	
Property Notes										
-										
154) Hwy 288 & County Road 101 Highway 288 & County Road 101	-	-	Manvel	TX	Yes	13.70	-	Simien Commercial:	Jimmy Simien (281) 781-4348	
Property Notes										
-										
155) 0 Highway 6 Rd 13.53 AC on Highway 6	Retail, Office, Mixed Use, Restaurant, Self-Storage, Warehouse	none	Alvin	TX	\$678,000	13.53 / 13.53 (Net)	\$50,111	Texas CRES LLC:	Alex Wisnoski (713) 473-7200 X4	
Property Notes										
-										
156) Fm 518 @ Oak RD 0 FM 518	Commercial , Retail, Hospital, Medical, Restaurant, Storefront Retail/Office , Strip Center	General Business	Pearland	TX	\$5,793,480	13.30	\$435,600	Realty Associates:	Jacqui Narro (713) 301-2347	
Property Notes										
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EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
157) 4325 CR 58 Hwy 288 & CR 58	Commercial , Industrial, Retail, Cement/Gra vel Plant	Commercial	Manvel	TX	Yes	13.20 / 13.20 (Net)	-	Waterman Steele:	David Rodriguez (832) 301-9393	
Property Notes -										
158) FM 1128 @ Magnolia Rd FM 1128 & Magnolia St - Tract 2	Commercial , Industrial, Retail, Office, Mixed Use, MultiFamily, Hospitality, Hospital, Hotel, Medical, Restaurant, Self- Storage, Storefront, Strip Center, Warehouse	-	Pearland	TX	Yes	13.09 / 13.09 (Net)	-	EDGE Realty Partners:	Krystal Mutina (713) 900-3014, Sara Allen (713) 900-3003, Culver Stedman (713) 900-3005	
Property Notes -										
159) CR 212	-	-	Angleton	TX	\$599,000	13	\$46,077	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes -										
160) 4900 Laigle Rd 000 CR 85 Laigle Rd Manvel TX 77578	Commercial , Industrial, Mixed Use, Distribution, Office Park, Self- Storage, Single Family Developme nt, Warehouse	-	Manvel	TX	Yes	12.68	-	Waterman Steele:	David Rodriguez (832) 301-9393	
Property Notes -										

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
161) Highway 288B & FM 523 12.66 Acres on FM 288(B)	Industrial, Retail	None	Angleton	TX	Yes	12.66 / 12.66 (Net)	-	ICO Commercial: Larry Indermuehle, CCIM (281) 207-3701, Lang Motes, CCIM (281) 207-3705		
Property Notes -										
162) Del Bello Rd 12.6 Acres - Del Bello & CR 58	Commercial , Mixed Use, Hold for Developme nt, Hold for Investment	-	Manvel	TX	\$1,097,712	12.60	\$87,120	NewQuest Properties: Brad LyBrand (713) 438-9516		
Property Notes -										
163) 0 Smith Ranch Rd Smith Ranch Mixed Use	Commercial , Mixed Use	-	Pearland	TX	\$7,840,800	12 / 12 (Net)	\$653,400	Jacob Realty Group: Reggie Jacob (832) 473-3294		
Property Notes -										
164) 0 Alvin Rd	-	-	Pearland	TX	\$2,432,000	11.75	\$206,979	Engel & Völkers Houston: Ieuan Lopez (713) 522-7474, Brooks Ballard (713) 522-7474		
Property Notes -										
165) McHard Rd & Old Alvin Rd Pearland Commercial Property	Commercial , Office, Auto Repair, Car Wash, Medical	GC	Pearland	TX	\$2,443,200	11.75 / 11.75 (Net)	\$207,932	Engel & Völkers Houston: Allyson Ayton (713) 522-7474		
Property Notes -										
166) Hwy 35 & Wildcat Dr	Commercial	-	Angleton	TX	\$687,030	11.68 / 11.68 (Net)	\$58,806	Caldwell Companies: Travis Smith (281) 664-6663, Mark Terpstra (281) 664-6634		
Property Notes -										

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
167) 2457 Smith Ranch Rd Smith Ranch Road	Commercial , Retail, Auto Dealership, Medical	0005	Pearland	TX	\$1,999,000	11.57 / 11.57 (Net)	\$172,774	Heritage Texas Properties - Commercial Division:	Daniel Bekele (713) 377-4391	
Property Notes										
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168) 6731 N Masters Rd 6731 N. Masters	-	-	Manvel	TX	\$1,487,138	11.38	\$130,680	Elmore Land Company:	Bubba Elmore (936) 760-9484	
Property Notes										
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169) 0 CR 58 CR 58	Mixed Use, MultiFamily, Convenienc e Store, Fast Food, Hold for Developme nt, Hotel, Office Park, Restaurant, Schools, Storefrnt Retail/Resid ntl, Strip Center	-	Manvel	TX	Yes	11.23	-	Waterman Steele:	David Rodriguez (832) 301-9393	
Property Notes										
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EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
170) Morris Ave	Industrial, Retail, Office, MultiFamily, Hospitality, Community Center, Drug Store, Fast Food, Health Care, Hold for Development, Hold for Investment, Hospital, Hotel, Industrial Park, Medical, Religious Facility, Strip Center, Warehouse	-	Manvel	TX	\$1,588,415	11.22	\$141,570	Keller Williams Houston Preferred:	Bo Faber (281) 670-1844	
Property Notes										
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171) 1009 N Main St 11.19 Acres 8.5 Acres Net Hwy 35 at Beltway 8	Hospitality, Auto Dealership, Distribution, Office Park, Warehouse	General Commercial	Pearland	TX	\$2,900,000	11.12	\$260,791	Research in Progress:	Research In Progress	
Property Notes										
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172) FM 523 Rd 0 FM 523 Angleton, TX 77515 - +/- 11 Acres	Commercial, Industrial, Retail, Office, Mixed Use, MultiFamily, Hospitality	Unrestricted	Angleton	TX	\$149,900	11.01 / 11.01 (Net)	\$13,615	Hometown America, Inc.:	Steven Robinson (832) 841-0088	
Property Notes										
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EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
173) FM 523 South Of FM 2004	-	-	Freeport	TX	Yes	11	-	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes										
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174) 3301 Pearland Pky Pearland Parkway/John Lizer	Commercial , Retail, Office	0006	Pearland	TX	\$2,848,824	10.90	\$261,360	GCP Commercial:	Cameron Crouch (713) 906-0808	
Property Notes										
-										
175) 1301 Main St JK Properties	Commercial , Retail, Office, Mixed Use, Hospitality, Apartment Units, Hotel, Motel, Storefront Retail/Office	None	Pearland	TX	\$1,550,000	2 - 10.69 / 10.61 (Net)	\$144,995	JK Properties:	Jung Kwak (281) 997-6626	
Property Notes										
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176) N Valderas St	-	-	Angleton	TX	\$444,800	10.45	\$42,565	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes										
-										
177) 301 County Rd 792 land for commercial parking lot	Commercial , Industrial, Mixed Use, MultiFamily	none	Freeport	TX	\$299,000	10.42	\$28,695	Janice Nguyen:	Janice Nguyen (713) 416-6974	
Property Notes										
-										
178) FM 521 @ FM 1462 Corner FM 521 & FM 1462	-	-	Rosharon	TX	\$2,229,836	10.30	\$216,489	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes										
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EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
179) CULLEN Pky @ Fite Rd. +/- 10.28 Acres - Cullen Pkwy & Fite Rd.	Commercial , Retail, Convenience Store, Drug Store, Fast Food, Restaurant, Self-Storage, Supermarket	General Business	Pearland	TX	Yes	10.28	-	Transwestern: A. David Schwarz (713) 270-7700, Carlos Bujosa (713) 272-1289		
Property Notes -										
180) Hwy 35 & S Main St 10 ac Hwy 35 (S. Main), Pearland	Industrial	M1	Pearland	TX	\$889,000	10.14 / 10.14 (Net)	\$87,673	TAO Interests: Timothy Opatrny (713) 621-9841		
Property Notes -										
181) Hwy 6 & CR 99 10.09 Acres - W Hwy 6	Commercial , Industrial, Mixed Use, Hold for Development, Hold for Investment, Warehouse	None	Alvin	TX	Yes	10.09 / 4 (Net)	-	NewQuest Properties: Neal Thomson (713) 775-5435		
Property Notes -										
182) 0 Highway 35 Business 35 & Hwy 35 Corner Acreage	Commercial , Retail, Mixed Use	Previously AG	West Columbia	TX	\$295,000	10 - 10 / 10 (Net)	\$29,500	Realty Associates: Debbie Cole (979) 482-0861		
Property Notes -										
183) 7409 Bailey Rd 7409 Bailey Rd Tract 2 with house & shop	Commercial	0112	Pearland	TX	\$785,000	10	\$78,500	Christy Buck Team Infinity Real Estate Group: Christy Buck (832) 264-8934, Mona Miller (832) 264-8934		
Property Notes -										

EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
184) County Rd 48 & Shaw Rd	Commercial , Industrial, Contractor Storage Yard, Hold for Development, Industrial Park, Self-Storage, Warehouse	NONE	Iowa Colony	TX	\$1,524,600	10 / 10 (Net)	\$152,460	Cushman & Wakefield:	Harper Gully (713) 331-1736, Cape Bell (713) 877-1700 X1750	
Property Notes										
-										
185) 21135 County Road 171 Unrestricted	Commercial , Industrial, MultiFamily, Office Park	Unrestricted	Angleton	TX	\$399,000	10	\$39,900	Clark Realty:	Tammie Beard (979) 549-9700	
Property Notes										
-										
186) 3915 County Road 418 ± 10.0 Acres	Mixed Use	-	Rosharon	TX	\$1,742,400	10	\$174,240	Girard Interests:	Lee Girard (713) 666-2330	
Property Notes										
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187) County Road 48 10 Acres - CR 48 & CR 59 NWC CR 59 & CR 48	Commercial , Retail, Mixed Use, Hold for Development, Hold for Investment	0003	Pearland	TX	\$2,178,000	10 / 10 (Net)	\$217,800	NewQuest Properties:	Brad LyBrand (713) 438-9516	
Property Notes										
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EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
188) County Road 58	Commercial , Industrial, Retail, Office, Mixed Use, MultiFamily, Apartment Units, Distribution, Hotel, Medical, Single Family Development, Warehouse	0019	Manvel	TX	\$1,200,000	10	\$120,000	Engel & Völkers Houston:	Diane Angel (281) 236-1313, leuan Lopez (713) 522-7474	
Property Notes										
-										
189) County Road 58 10 Acres - CR 58 - South Side	Commercial	-	Manvel	TX	\$2,178,000	10	\$217,800	NewQuest Properties:	Brad LyBrand (713) 438-9516	
Property Notes										
-										
190) 1835 FM 1462 Self Storage Development Site	Self-Storage	0068	Alvin	TX	\$1,100,000	10 / 10 (Net)	\$110,000	Bellomy & Co.:	Bill Bellomy (512) 501-1604	
Property Notes										
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191) Moore Rd & Hwy 35 10 Acres Land	Commercial , Office, Office Park, Single Family Development	None	Alvin	TX	\$800,000	10 / 10 (Net)	\$80,000	Re/Max 5 Star:	Sylvia Tyler (713) 213-1839, Sylvia Rivera (281) 433-1692	
Property Notes										
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EDABC's Land 2019 3rd Qtr Summary Report

Address	Proposed Use	Zoning	City	ST	Price	Size (AC) Parcel	(Land) Price/AC	Company	Listing Sale Broker	Phone
192) 0 Old Chocolate Bayou Rd 0 Old Chocolate Bayou 10 Acres	Commercial , MultiFamily, Single Family Developme nt	None	Manvel	TX	Yes	10 / 10 (Net)	-	Waterman Steele:	David Rodriguez (832) 301-9393	
Property Notes -										
193) SH 35	-	-	West Columbia	TX	\$260,000	10	\$26,000	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes -										
194) State Highway 288	-	-	Angleton	TX	\$2,088,005	10	\$208,801	Bob Peltier & Associates:	Bob Peltier (979) 849-1238	
Property Notes -										
195) 7311 Wilson Rd 10 Acres - Wilson Road	Commercial , Industrial, Retail, Mixed Use, MultiFamily	-	Manvel	TX	\$1,306,800	10	\$130,680	NewQuest Properties:	Brad LyBrand (713) 438-9516	
Property Notes -										