

**±8.43 ACRES
AVAILABLE
FOR SALE**

12159 FM 830, WILLIS, TX



PROPERTY FEATURES

- ▶ ±8.43 Acres of Developable Land (Divisible into ±5.3461 and ±3.0879-Acre Tracts)
- ▶ Exceptional Frontage on FM 830
- ▶ Strong Traffic Counts and Rapid Area Growth
- ▶ Great for Retail Development
- ▶ Immediate Water Access
- ▶ Minutes from I-45
- ▶ Available for Immediate Development
- ▶ **PLEASE CONTACT BROKER FOR PRICING**

CONTACT INFORMATION

Keith J. Bilski
Keith.Bilski@FinialGroup.com
(713) 422-2090

**LAKE
CONROE**

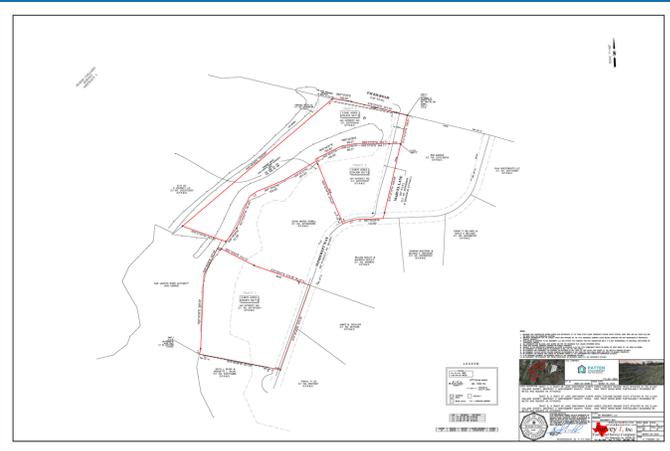


**Tract 1 -
5.3461 Acres**

**Tract 2 -
3.0879 Acres**

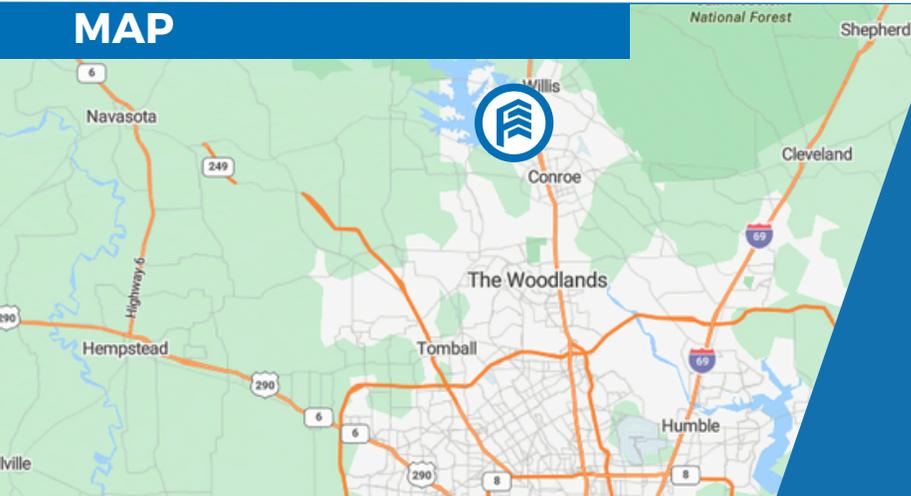
FM 830

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This ±8.43-acre tract offers an excellent retail development opportunity with exceptional frontage along FM 830. Located just minutes from I-45, the site benefits from strong traffic counts, immediate water access, and close proximity to growing residential areas. The property is divisible into two tracts—±5.3461 acres and ±3.0879 acres—providing flexibility for a range of development options. Available for immediate development—please contact the broker for pricing.

MAP



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