

\$9,950,000 - 1249 Thompson Dr, Kerrville

MLS® #1526240

\$9,950,000

Bedroom, Bathroom, 16,615,962 sqft
Commercial on 381.45 Acres

N/A, Kerrville, TX

This 381 acre Gentleman's Ranch is the last large acreage ranch, residential and/or commercial property located adjacent to the Kerrville city limits near downtown and overlooking the beautiful Guadalupe River Valley. Also available in 3 tracts. Located on Thompson Dr with a daily traffic count of 10,392 and ~3,000 ft of road frontage this is a prime commercial development property. The entire property consists of 381 acres (~25+ ac commercial) with lower-lying residential building spots with views and several high ridges with beautiful breathtaking hill country views and building sites overlooking Kerrville. Several spring-fed ponds are located throughout. The property is bordered by several developments and a 130 ac preservation land association property. A regional hospital and doctor offices (3 min away), grocery (5 min), and big box stores are 10 mins or less away. The property has a second entrance off of Sheppard Rees Rd. City water and sewer is available along Thompson Dr. Whether you're looking for a great investment opportunity, a gentleman's ranch/horse property, or a commercial and residential development, this property presents a possible combination of all of these.



Essential Information

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| MLS® # | 1526240 |
| Price | \$9,950,000 |

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|----------------|-----------------|
| Square Footage | 16,615,962 |
| Acres | 381.45 |
| Type | Commercial |
| Sub-Type | Commercial Land |
| Status | Active |

Community Information

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|-------------|------------------|
| Address | 1249 Thompson Dr |
| Subdivision | N/A |
| City | Kerrville |
| County | Kerr |
| State | TX |
| Zip Code | 78028 |

Amenities

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|-----------|---|
| Utilities | Electricity, Water, Sewer, Cable TV, Septic |
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Additional Information

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| Zoning | KERR |
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Listing Details

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| Listing Office | eXp Realty, LLC |
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