



Property Details

8.5 Acres
I-35 Frontage
Utilities
Gateway to more than
8,000 proposed residences

Property Contact:

Mr. Andy Bilger
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This information is made possible by the Jarrell Economic Development Corporation. Every attempt to ensure reliable data has been made, but no guarantee or responsibility is assumed in its accuracy. To contact the Jarrell EDC, please call Mel Yantis (512) 746-4593, ext. 153.



Property - Sonterra Site # 8	
Total Acreage: 8.5+ acres	
Location: 11650 IH 35, Jarrell, TX 76537	
Directions: Sonterra is located off Exit 275 on IH-35 between Georgetown and Jarrell in Northern Williamson County. 4 min. north of Parmer Lane extension (under construction) 6 min. north of 130 Toll Road 8 minutes north of Georgetown and 10 mins. south of Salado.	
Within City Limits: Yes	Distance from City Limits: N/A
City: Jarrell Zip Code: 76537	County: Williamson
Distance to US Highways: N/A	Type of Zoning: N/A
Distance to Interstate Highways: .05	Foreign Trade Zone: Available
Enterprise Zone: No	Distance to nearest general aviation airport: 15 miles
Distance to nearest commercial airport: 55 miles	Runway length of general aviation airport: 5,000 ft.
Navigable waterway: n/a	
General Site Information	
Can site be divided: Yes	Type Of Soil: PI-15-30
Percentage of site in 100 year flood plan: 0%	Soil borings available: Yes
Phase 1 Environmental audit available: Yes	Brownfield: No
IMPROVEMENTS	
Located within an Industrial Park: No	
Deed Restriction(s): Yes-commercial ded restriction	Covenants: Yes - commercial covenants
Utilities	
Sewer: Yes (MUD)	Water: Sonterra MUD
Size of line: 10"	Water - size of nearest line: 6", 8", 10"
Electric Services: Bartlett Electric Cooperative	kV:
Natural Gas Service: N/A	Natural Gas- Size of nearest line: N/A
Telecommunication Service: Suddenlink	Solid Waste Disposal: Clawson Disposal
Road distance to rail: N/A	Name of Railroad: N/A
Sales Information	
Contact: Andy Bilger/Theron Vaughan	Phone: (512) 746.4151
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Comments:	