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**Port Lavaca, Texas Tract 4a on Map**

Alcoa at Hwy 35 & 87  
Port Lavaca, TX 77979

Listing #1154606

Status: Active

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## Port Lavaca, Texas Tract 4a on Map

### Alcoa at Hwy 35 & 87, Port Lavaca, TX

Vacant Land For Sale | Subtype(s): Other



Location: Frontage on 4-lane Alcoa Dr. Minutes from Port Lavaca Schools on Sandcrab Blvd. off Hwy 35.  
City/TownArea: Port Lavaca #4a - Alcoa at Hwy 35 & 87 intersec. Acreage: 8 Price Per Acre: \$50,000 Price Per SF: \$1.15 Price: \$400,000 Price Terms: \$400,000 (\$50,000 per acre. \$1.15 per sq ft) Owner financing available with approved credit. 20% down. Urban: Yes. On major intersection Suburban: No Coastal: 10 min to Port Lavaca harbor & two bays Residential: high-density Commercial: Ideal. Major Timberland: No Farms: No RecGame/Ranch: No Seller: Cullen Properties & Acquisitions, an Agent Tract Number: 4a Elevation/Flood Zone: 15 Feet (AMSL) See topo map and flood zone map. Environment: No known issues. Utilities: AEP Electric Co (Central Power & Light), city water and sewer and natural gas across street. Governance: City of Port Lavaca. Calhoun County. Calhoun County ISD (200 Sandcrab Blvd, Port Lavaca.) Activity: Subject site is some 25 miles from corridor of new I-69 Nafta Highway from Canada to Mexico. Port Lavaca is also participating in what Texas Montly Magazine has termed a rebirth and exciting future for the Texas Gulf Coast from Galveston to South Padre Island. Port Lavaca is in the center of that coast.

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**Meredith Cullen**

Cullen Properties & Acquisitions  
601 Jefferson St.  
Ste. 4000  
Houston, TX  
713-444-7979  
mtcullen@cullenprop.com

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**General Information**

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**About This Listing**

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Listing Name: Port Lavaca, Texas Tract 4a on Map

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**Property Location**

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Possible Use(s): Other  
Street Address 1: Alcoa at Hwy 35 & 87  
State or Province: TX  
Country: USA  
Municipality/City: Port Lavaca  
Postal Code: 77979  
Nearest MSA: Bay City  
County: Calhoun

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**Essential Information**

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Gross Land Area - Maximum: 8 Acres  
Sale Price: \$400,000  
Sale Terms: Cash to Seller

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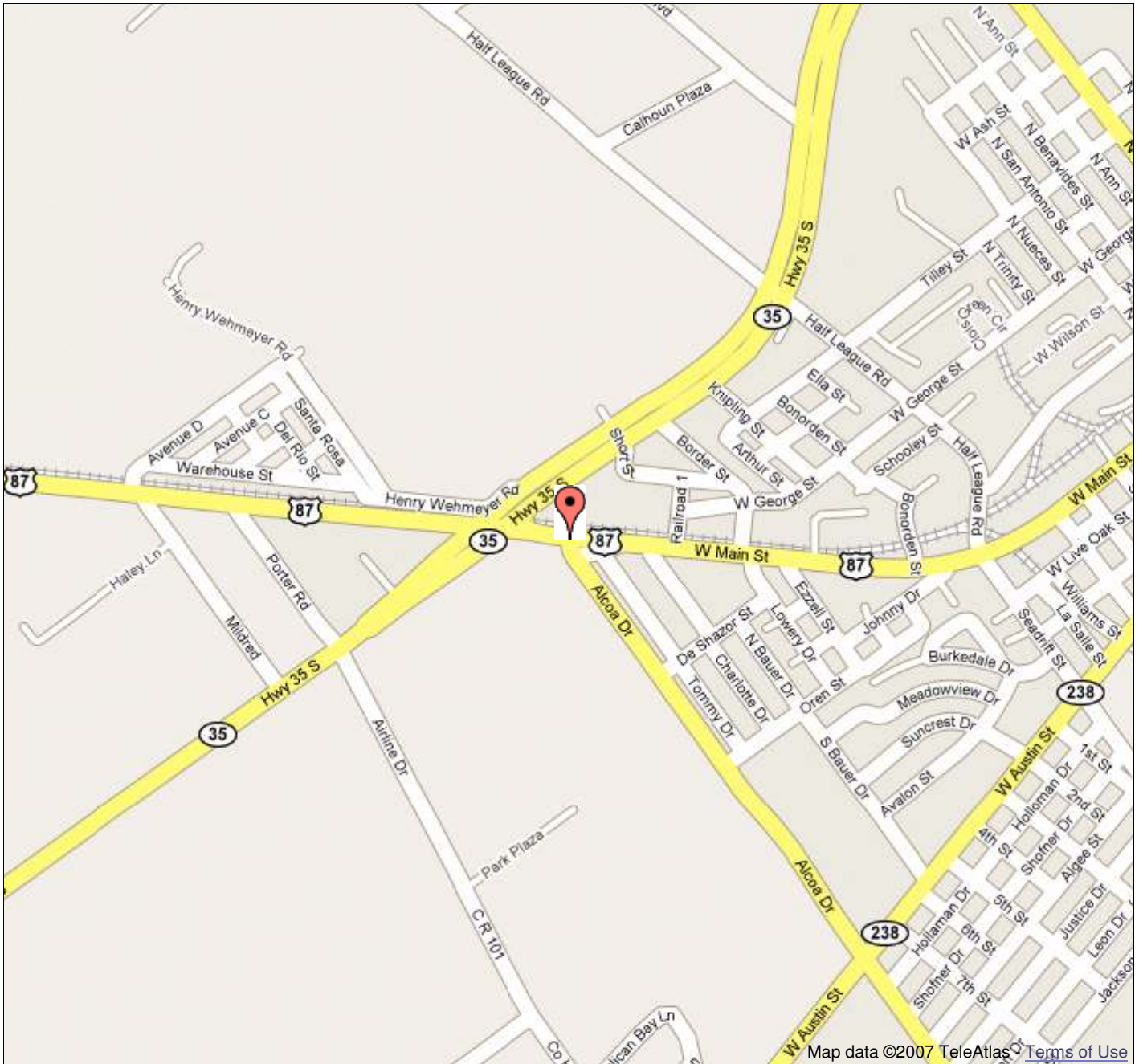
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Tract 4 Satellite Map



Tract 4 Survey Map



Tract 4 TOPO Map



Tract 4 Area Map

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