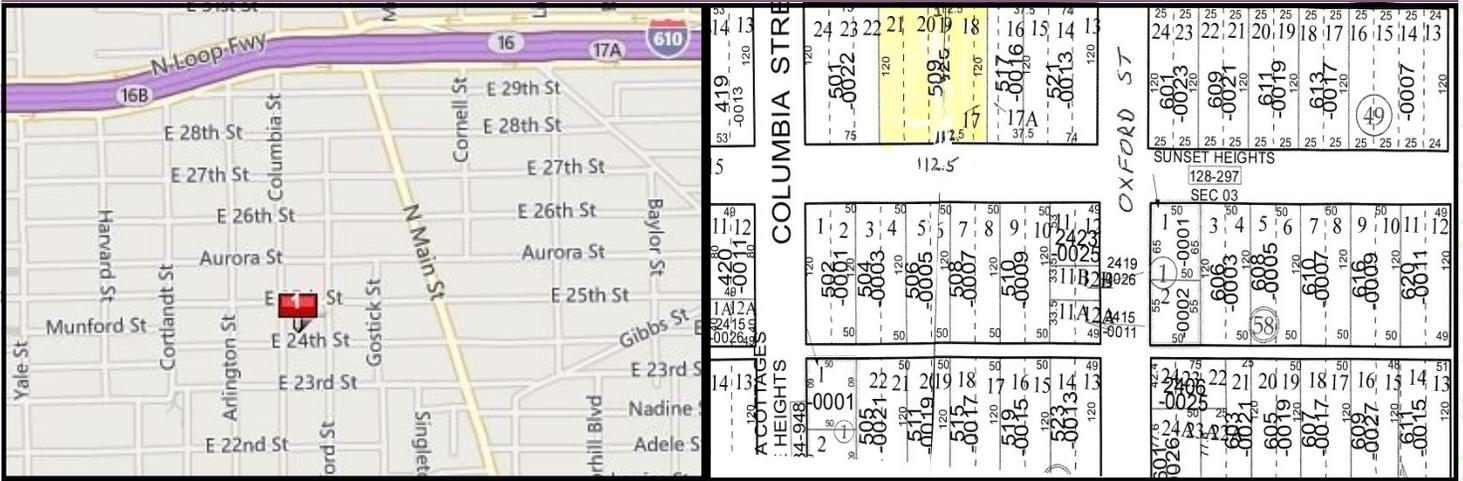


# Part of 509 E 25th St. Two Lots Remaining 50 X 120 Ft, 6000 SF Total, \$408,000

## Build 1 or 2 homes on Lots 20 & 21 (MLS# 43632144)



Sunset Heights is booming in new construction. This map shows approximate location of the property. This street has 3 new homes started, each on large lots.

HCAD Map showing location and lot numbers of the property. Lots 20 & 21 remain. (Lots 19,18,17 have been sold)



These two lots have just been cleared. Ready to build. The 2.5 lots connected to this have just been sold to individual. They plan to build a single family home. Two other new homes have started nearby



Alley is open to the east (onto Oxford St.) Buyer thus has option of putting garage in back .

Sunset Heights is booming in new construction homes. There are a couple of reasons for this: land is somewhat cheaper than Houston Heights just south of here (there is no such thing as cheap land anywhere in the Heights now); Sunset Heights lots were originally platted as 3000 SF lots and typically sold in groups of 2 or 3 lots. Thus there is no expense of re-platting to make smaller lots. See my Sunset Heights Page on my website: [www.RichMartinHomes.com](http://www.RichMartinHomes.com) for details.



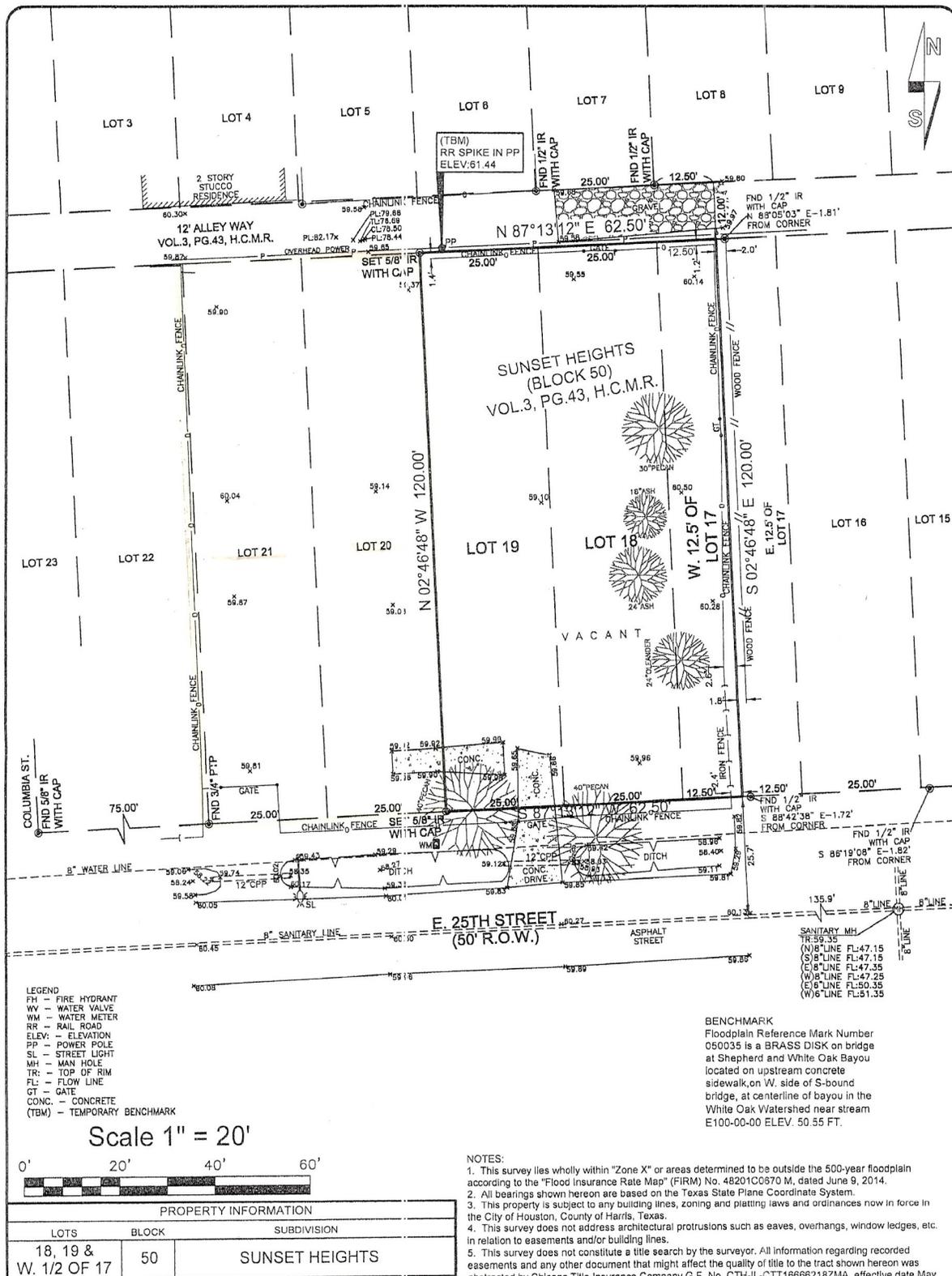
**BERKSHIRE HATHAWAY**  
HomeServices  
Anderson Properties

**Rich Martin**  
[www.RichMartinHomes.com](http://www.RichMartinHomes.com)  
richmartin01@sbcglobal.net  
741 E 11th St  
Houston, TX 77008



No representation or warranties, expressed or implied, are made as to the accuracy of the information herein or with respect to the suitability, usability, merchantability, or condition of any property described herein. SF is obtained from HCAD and is believed to be correct but there is no surveys.

# Lots 20 & 21 are the 2 lots on the west Ssde (Lots 19,18,17 are sold– a single home planned)



**Property has just been cleared.**

Note: This Property is a part of the original 509 E 25th St. Part has already been sold.  
Tax id is for original entire 4.5 lots.