



For more information:
Burnet Economic Development Corporation
 512-715-3201 | BEDC@cityofburnet.com

The information contained herein is believed to be correct, but should be independently verified. No warranty or representation is made with regard to such information. All prices are subject to change without notice and property is subject to prior lease, sale or withdrawal from the market without notice.



LOCATION:

US-281 & Houston Clinton Dr, Burnet, TX 78611

PROPERTY HIGHLIGHTS:

- 3 Pad Sites available for development, ranging from 2.19 AC to 3.17 AC
- Direct access to US-289 and Houston Clinton Dr, with a Signalized Intersection
- US-281 has a High Traffic Count of 28,642
- The City of Burnet is known as the Bluebonnet Capital of Texas, a vibrant and strong community located just 50 miles Northwest of Austin.
- Call for Pricing

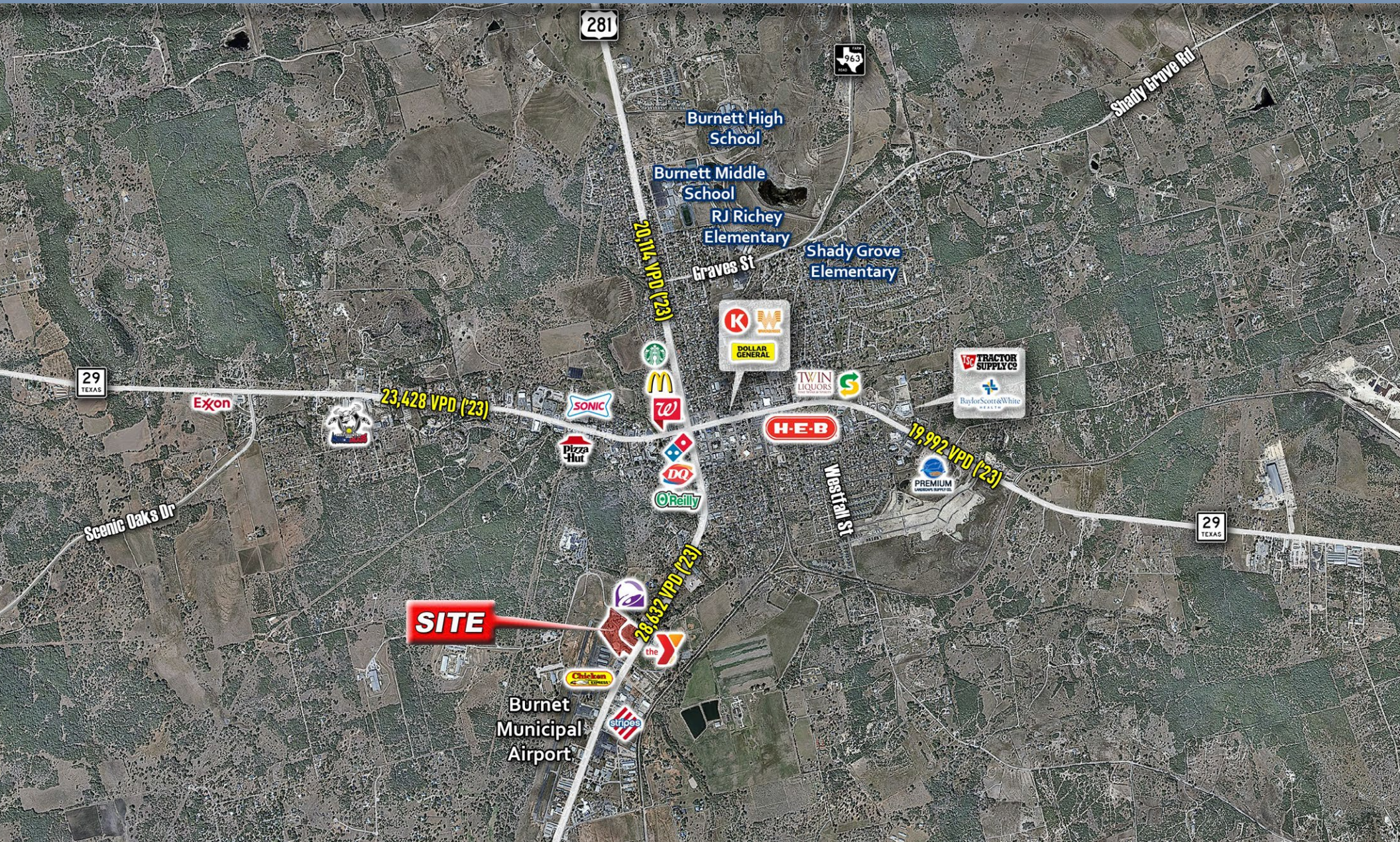
TRAFFIC COUNTS:

TX-281 : 20,114 VPD | 28,632 VPD

TX-29: 23,428 VPD | 19,992 VPD

(Source: TXDOT 2023)

DEMOGRAPHICS:	1 Mile	3 Miles	5 Miles
2024 Population	1,645	8,667	11,160
Daytime Population	2,847	9,859	11,832
Avg. HH Income	\$97,928	\$118,555	\$118,815



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