

# \$4,800,000 - 20234 Keilman Lane, Pflugerville

MLS® #9902792

**\$4,800,000**

0 Bedroom, 0.00 Bathroom,  
Commercial Sale on 4.00 Acres

P Conrad, Pflugerville, TX

Rare, unrestricted 4 acre unique commercial property with NO ZONING RESTRICTIONS!!! Very close to Chisholm Station PUD and Seton Ascension undeveloped land within the much anticipated Corridor District within the city of Pflugerville. This location provides convenient, easy access to SH-130, SH 45 and Gattis School Road, and quick access to major employment centers as well as other points of interest within the greater Austin area. Just 10- 20 minutes to Dell, Samsung Semiconductor, Tesla Gigafactory, TAMU Medial School, and many more. The Austin Central Business District and the Austin Bergstrom Airport are both within a 30-minute drive. Pflugerville is also home to the Austin Executive Airport within 10 minutes. Just 2 minutes from TX 130!! The 2 acre developed portion of the property offers 1679 sq ft of Office/living space, 270 sq ft additional air conditioned office space, a 450 sq ft covered storage area and a fenced 2200 sq ft Metal Warehouse building with 5 bays! Developed area has parking for approx. 30 vehicles. Property also offers a Designer pool, patio and outdoor pool bath house for your Business entertaining!! The 2 acre undeveloped portion of the property on the right side has a driveway to a 7200 sq foot concrete pad ready for your business possibilities! Property is Turn-key minus personal property and ready for your business to grow!! This unrestricted area presents many great commercial possibilities in an Explosive growth area; Great



ease of access to major roads SH130 and SH45, 24 mins to Austin Bergstrom IA. Pflugerville ETJ; No HOA or city restrictions. Total square footage of main bldg, extra office space, covered storage, pool bath house and Warehouse building = 4663. Call Listing agent for Appointment. There is a lockbox code and also an alarm code for showings after 5 pm or on weekends. Call listing agent for codes.

Built in 1983

### Essential Information

MLS® #	9902792
Price	\$4,800,000
Bathrooms	0.00
Acres	4.00
Year Built	1983
Type	Commercial Sale
Sub-Type	Mixed Use
Status	Active

### Community Information

Address	20234 Keilman Lane
Area	PF
Subdivision	P Conrad
City	Pflugerville
County	Travis
State	TX
Zip Code	78660

### Amenities

Utilities	Cable Available, Electricity Connected, Phone Available, Water Connected, Above Ground Utilities, Natural Gas Not Available, Other
Parking	On Site, Open, Additional Parking, Circular Driveway, Concrete, Direct Access, Driveway, Electric Gate, Outside, RV Access/Parking, Storage

### Interior

Interior	Tile, Wood, Laminate
Heating	Electric, Central

**Exterior**

Construction           HardiPlank Type, Metal Siding, Blown-In Insulation, Cement Siding

**Additional Information**

Date Listed            October 25th, 2022

Days on Market       567

Zoning                Pflugerville ETJ

RE / Bank Owned   Yes

Property Listed by: Realty Texas LLCThe information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Based on information from the Austin Board of REALTORS® (alternatively, from ACTRIS) from May 14th, 2024 at 7:00pm CDT. Neither the Board nor ACTRIS guarantees or is in any way responsible for its accuracy. The Austin Board of REALTORS®, ACTRIS and their affiliates provide the MLS and all content therein "AS IS" and without any warranty, express or implied. Data maintained by the Board or ACTRIS may not reflect all real estate activity in the market. All information provided is deemed reliable but is not guaranteed and should be independently verified.