

# \$400,000 - 404 S Ballard Avenue, Wylie

MLS® #20148522

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## \$400,000

0 Bedroom, 0.00 Bathroom,  
Land on 0.37 Acres

Kellers First Add, Wylie, TX

3 lots facing S. Ballard Ave (town's main street) adjoining historic district, to be sold as a single unit. All utilities available. Total approx 16,000 s.f. Property shows on tax records as vacant residential however City of Wylie Planning Comm. has designated it a special purpose and overlay district which provides specific requirements for new construction. Buyer must submit platting and submit plan to city for approval.



## Essential Information

MLS® #	20148522
Price	\$400,000
Bathrooms	0.00
Acres	0.37
Type	Land
Sub-Type	Unimproved Land
Status	Active

## Community Information

Address	404 S Ballard Avenue
Subdivision	Kellers First Add
City	Wylie
County	Collin
State	TX
Zip Code	75098

## Amenities

Utilities	All Weather Road, City Sewer, City Water, Concrete, Electricity
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Available, Individual Gas Meter, Phone Available

**Exterior**

Lot Description      Corner Lot, Few Trees, Subdivision

**School Information**

District                Wylie ISD  
Elementary            Hartman  
High                    Wylie East

**Additional Information**

Zoning                 vacant residential

**Listing Details**

Listing Agent          Jerry Ramsdale  
Listing Office          Berkshire HathawayHS PenFed TX

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