



C.R. 3567

Hwy. 181

Floreke Site
740 Ac.

C.R. 3667

C.R. 1614

Exxon Plant Site

Legend

 Railroad Line

 Parcels

Floerke Property (Exxon)

Hwy.181 & C.R. 3667

San Patricio County

Site Profile

Total Acres	740 Ac.
Developable Acres	740 Ac.
Zoning	N/A
Broker Price Option	N/A
Owner	Floreke Family
San Patricio County ID	56605 & 56552 & 56571
Physical Address	Hwy. 181

Community Information

MSA Population	442,600
Fire Station	3 miles
Police Station	3 miles
Hospitals	18 miles
Building Codes	County
Living Cost Index	N/A
Sales Tax	8.25%
2021 Tax Rate	N/A

Transportation

Street Access	Hwy. 181
Street Classification	Hwy. 181
Interstate Near By	I-37
Airport Access	7 Miles
Rail Access	Near Site

Site Physical Description

Flood Zone Acres	None
Topographic Info	N/A
Surface Soil Type	Clay Loam

Utilities

Water	Possible
Wastewater	No
Gas	No
Electric	AEP
Fiber Optics	N/A
Buried Cable	N/A
Overhead Cable	N/A
Landfill	N/A

Environmental

ESA Phase 1	Yes
ESA Phase 2	N/A
Wetland Delineation	N/A
Geo-Tech Report	Yes
Archeological Findings	N/A
MS 4 Compliance	N/A