# \$324,900 - 8831 FM 725, McQueeney

MLS® #0008831

#### \$324,900

0 Bedroom, 0 Bathroom, Land on 0.41 Acres

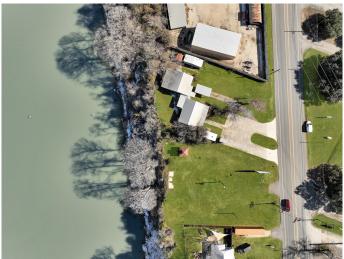
N/A, McQueeney, Texas

<center>
<h1>Video Tour</h1>
<iframe title="YouTube video player"
src="https://www.youtube.com/embed/DUzJ75
6zJxA" width="560" height="315"
frameborder="0"
allowfullscreen="allowfullscreen"></iframe>
>

</center>

The wait is nearly over—Lake McQueeney is set to make its grand return in Fall of 2025, bringing back the lake life you love! Discover 0.41 acres of waterfront potential with 144 feet of elevated Lake McQueeney shoreline offering panoramic lake views and low-traffic waters near the dam. This cleared, level lot is ready for your residential dream home or a savvy commercial project. With water and electricity already on-site, plus natural gas and telephone utilities available to tie into, you're well-positioned for a seamless build. Conveniently located along FM 725, you' Il have easy access to New Braunfels, Seguin, and FM 78 connecting you with Mariona and San Antonio. Whether you're planning a lakefront retreat or a strategic business venture, this lot offers unmatched potential in a prime Lake McQueeney location. Did we mention the neighboring lot is up for grabs too? Double the space, double the fun, and endless possibilities for your waterfront vision!







### **Essential Information**

MLS® # 0008831 Price \$324,900

Acres 0.41
Type Land
Status Sold

## **Community Information**

Address 8831 FM 725

Subdivision N/A

City McQueeney

State Texas Zip Code 78123

#### **Amenities**

Features Lakefront, Riverfront, Waterfront

Waterfront Type Lake McQueeney

Waterfront Footage 144

Water Feature/ViewLake McQueeney

#### **Exterior**

Lot Description 0.41

### **School Information**

District Seguin ISD

Elementary McQueeney Elementary

Middle Briesemeister

High Seguin High School

#### **Additional Information**

Short Term Rental Allowed yes