

Cross Roads, Texas

Kristi Gilbert, Town Administrator (940)

365-9693

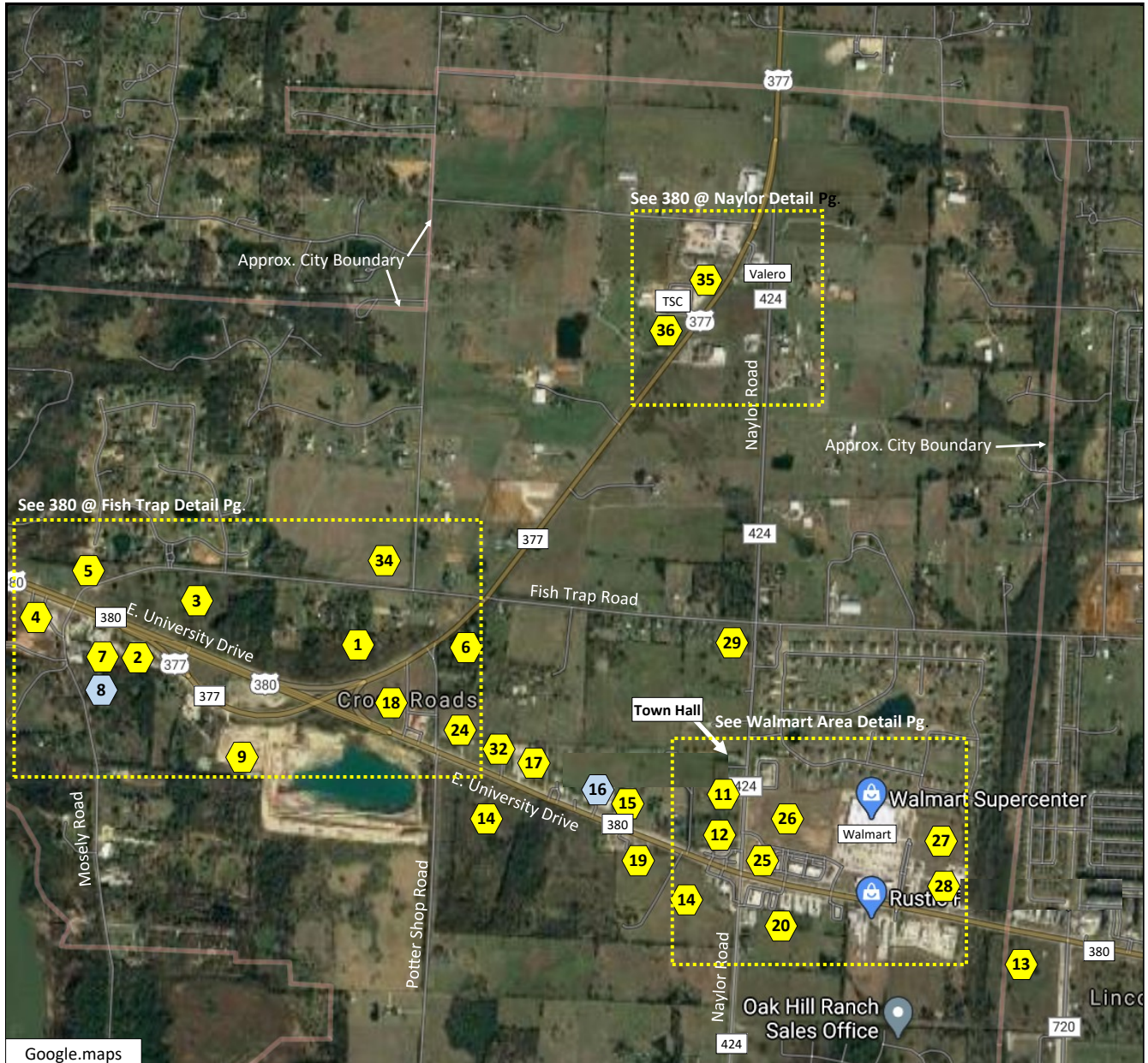
k.gilbert@crossroadstx.gov

www.CrossRoadsTX.gov



- = Land only
- = Land and building
- = Lease only
- = Not for Sale (NFS)
- = Linked to site flyer

Sites & Buildings Summary



*Information is collected from sources deemed reliable. No assurances are given as to the accuracy of the information.
Please notify the contact above if you are aware of incorrect or missing information.*



Cross Roads, Texas 76227			
*1	20.41 Acres NWC US 380 & US 377	<u>Zoning:</u> C-2 Commercial <u>LUP:</u> Commercial 7 lots, access only from 377	McLeod/Texas Realtors: Cortland McLeod (972) 392-2000 / C: (469) 831-1906 Cortland@BigDDevelopment.com
*2	3 Acres 101 S. Hwy 377	<u>Zoning:</u> C-2 Commercial <u>LUP:</u> Commercial Owner financing	Doug Daffron (940) 367-0107 / (940) 363-9752 EM: ldaffr@yahoo.com
*3	38.2 Acres 801 Fishtrap Road	<u>Zoning:</u> C-2 Commercial <u>LUP:</u> Commercial	Davidson Bogel Real Estate: Edward Bogel / Bobby Kearns / Grant Bodeur (214) 526-3626 – ebogel@db2re.com
*4	10.3 Acres CONFIRM 2401 U.S. 380	<u>Zoning:</u> C2 and MP <u>LUP:</u> Commercial Owner financing available	Chrysta.ebby.com, (214) 240-0016 LVM
*5	9.76 Acres NWC 380 at Fishtrap Rd.	<u>Zoning:</u> C2 Commercial <u>LUP:</u> Commercial Owner financing available	Hudson Peters Commercial Cincha Kostman, (214) 389-3665 www.HudsonPeters.com
*6	11.727 Acres SEC, N. Pottershop at 377 Will divide	<u>Zoning:</u> <u>LUP:</u>	Scott Brown Commercial www.SBPCommercial.com Michael Tull, (940) 320-1200
*7a	4.0 Acres 3100 & 3500 Mosely Rd.	<u>Zoning:</u> agricultural / residential <u>LUP:</u> Commercial 24,000 SF office / warehouse on 3100	Carol Roberts, CPA (214) 287-9700 carol@carolrobertsCPA.com
*7b	1.07 Acres – NO SIGN SEQ 380 at Mosely	<u>Zoning:</u> C2 Commercial <u>LUP:</u> Commercial Fronts on 380	TBD
*7c	1.10 Acres – NO SIGN SEQ 380 at Mosely	<u>Zoning:</u> C2 Commercial <u>LUP:</u> Commercial Fronts on 380	TBD
*8	LEASE - Medical Office	<u>Zoning:</u> <u>LUP:</u>	Verus Commercial, www.V-RE.com Greg Johnson, Brad Tyndall (940) 381-2220, LVM
*9	___ Acres	• <u>Zoning:</u> •	Sylvia Phillips, sylviamphillips@gmail.com (940) 365-0056, (817) 903-1003
*11a	1.201 Acres 551 FM 424	<u>Zoning:</u> C2 Commercial <u>LUP:</u> Commercial 2.64 acres and 300' of highway frontage with 11b	Carol Roberts, CPA (214) 287-9700 carol@carolrobertsCPA.com Michael Tull, Scott Brown Commercial W: 940-735-2462 / C: 940-735-2462 michael@sbpcommercial.com
*11b	1.44 Acres 901 F.M. 424	<u>Zoning:</u> Agricultural <u>LUP:</u> Commercial 2.64 acres and 300' of highway frontage with 11a Across street from Walmart	Scott Brown Commercial: John Withers (940) 320-1200, x 101 john@sbpcommercial.com Carol Roberts, CPA - (214) 287-9700 carol@carolrobertsCPA.com

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*12	3.36 Acres 411 FM 424	<u>Zoning:</u> C2, AG <u>LUP:</u> Commercial Sale, lease or or Build to Suit Terms available Drive aligns w Walmart	Hank Dickerson & Company: John Dickerson / Sam Gruner (214) 691-5300 sjgruner@hankdickerson.com
*13	57.115 Acres SWC 380 at 720	<u>Zoning:</u> <u>LUP:</u> Commercial / residential Pad sites, BTS, ground lease	Greenway Realty Services, Ryan Petty (214) 880-9009, Ext. 2
*14	114 Acres S. of 380, Pottershop to Naylor	<u>Zoning:</u> Agricultural <u>LUP:</u> Commercial / Residential 400' on Naylor, 2000' on 380, 2,500' on Pottershop	Dennis Stallings (214) 912-0940 dstallingsdvm77@hotmail.com
*15	_____ Acres 9100 Hwy 380	<u>Zoning:</u> <u>LUP:</u>	Scott Brown Commercial www.SBPCommercial.com Michael Tull, (940) 320-1200
*16	The Presidio @3-eighty LEASE 8700 Hwy 380	<u>Zoning:</u> <u>LUP:</u>	www.Presidio1.com EM
*17	4.5 Acres 7900 / 7950? Hwy 380	<u>Zoning:</u> Agricultural <u>LUP:</u> Commercial	TRO Property Company: Tom O'Dwyer (214) 415-7104 todwyer@troproperty.com tom.odwyer@C12Group.com
*18	4.27 Acres NEC 380 at 377	<u>Zoning:</u> Agricultural <u>LUP:</u> Commercial	Scribner Real Estate, Steve Scribner (940) 440-4200, steve.w.scribner@gmail.com
*19	3.54 Acres 8801 Hwy 380	<u>Zoning:</u> C2-Commercial <u>LUP:</u> Commercial 2	Sylvia Phillips, sylviamphillips@gmail.com (940) 365-0056 / C: (817) 903-1003 sylviamphillips@gmail.com
*20	40 Acres SEQ U.S. 380 at Naylor	<u>Zoning:</u> Commercial / AG <u>LUP:</u> Commercial / Residential Across from Walmart	Davidson & Bogel Real Estate: David Davidson / Edward Bogel (214) 526-3626 – ebogel@db2re.com
*24	2.865 Acres 7200 Hwy 380	<u>Zoning:</u> Agricultural <u>LUP:</u> Commercial	Michael Tull, Scott Brown Commercial W: 940-735-2462 / C: 940-735-2462 michael@sbpcommercial.com

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*25	1.4 Acres NEC 380 @ 424	<u>Zoning:</u> PUD <u>LUP:</u> Commercial 2	Edge Real Estate: David Copeland (214) 545-6904 - dcopeland@edge-re.com Steve Ewing (214) 545-6913
*26	17.32 Acres	<u>Zoning:</u> Commercial PD <u>LUP:</u> Commercial PD For sale, west of Walmart	Edge Realty Partners: David Copeland (214) 545-6904 - dcopeland@edge-re.com Steve Ewing (214) 545-6913
*27	19.96 Acres	<u>Zoning:</u> Commercial PD <u>LUP:</u> Commercial PD For sale, east of Walmart	Edge Real Estate: David Copeland (214) 545-6904 - dcopeland@edge-re.com Steve Ewing (214) 545-6913
*28	_____ Acres, Pad Site(s)	<u>Zoning:</u> Commercial PD <u>LUP:</u> Commercial PD	Edge Real Estate: David Copeland (214) 545-6904 - dcopeland@edge-re.com Steve Ewing (214) 545-6913
*29	1.0 Acres 7801 Fishtrap SWC Fishtrap at 424	<u>Zoning:</u> Agricultural <u>LUP:</u> Mixed-Use	Robin Cappelli, (214) 552-5969, robincappelli@ebby.com Ebby
*32	1.0 Acres 7800 Hwy 380	<u>Zoning:</u> Agricultural <u>LUP:</u> Commercial	Ebby Holiday andreabedell@ebby.com C: (903) 517-9452
*34	62 Acres 2601 Fishtrap Rd. NWC Fishtrap / Newhope	<u>Zoning:</u> Agricultural <u>LUP:</u> Single-Family Residential	By Owner - Bruce Birdsong (214) 957-3361 bruce@tejasranch.com
*35	4.83 Acres 7557 S. Hwy 377 Immediately N. of TSC	<u>Zoning:</u> Agricultural <u>LUP:</u> Commercial 1 10,000 SF metal bldg.	Sylvia Phillips, sylviamphillips@gmail.com (940) 365-0056 / C: (817) 903-1003 sylviamphillips@gmail.com
*36	1-14 Acres Immediately S. of TSC Various lot sizes	<u>Zoning:</u> Agricultural <u>LUP:</u> Single-Family Residential	Sylvia Phillips, sylviamphillips@gmail.com (940) 365-0056 / C: (817) 903-1003 sylviamphillips@gmail.com

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DCAD = Denton Central Appraisal District: www.DentonCAD.com
Please send any corrections or additions to the contact on the cover page.



[Data Table](#)
[Location Map](#)

Cross Roads, Texas - Municipal Development District

Sites & Buildings Summary - 2021-04-08

Summary Provided By:
EDP Best Practices, LLC
(817) 992-6156
www.EDPBestPractices.com



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Data Table



Cross Roads, Texas

US 380 at Fish Trap Road

Town Contact:

Kristi Gilbert, Town Administrator

(940) 365-9693

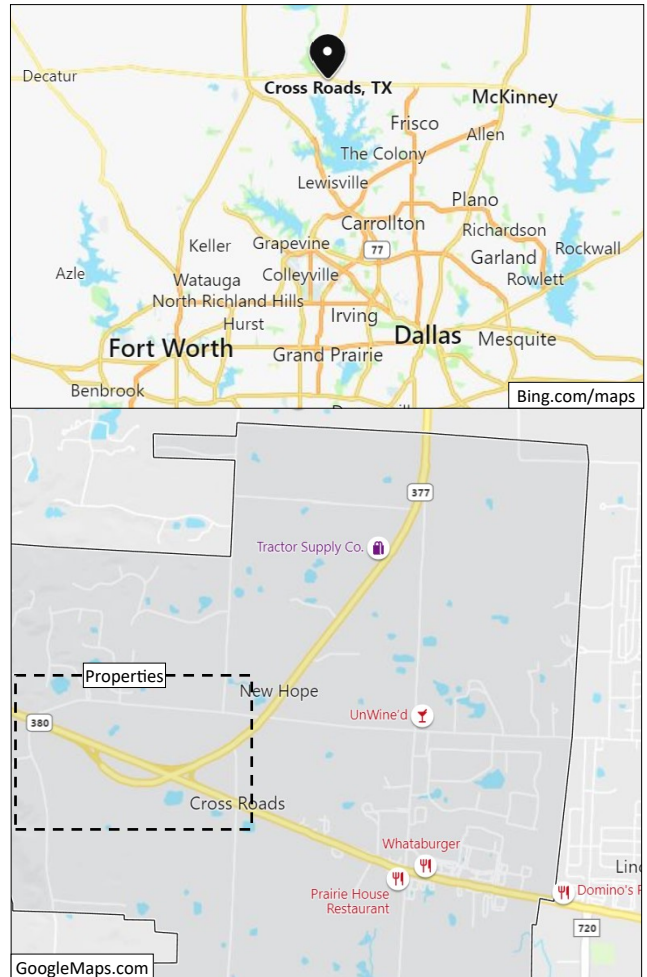
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Broker / Representatives: See Data Table at link below

Notes:

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Sites & Buildings Summary - 2021-04-08

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US 380 at Fish Trap Road



Cross Roads, Texas

Hwy 377 at Naylor Road

Town Contact:

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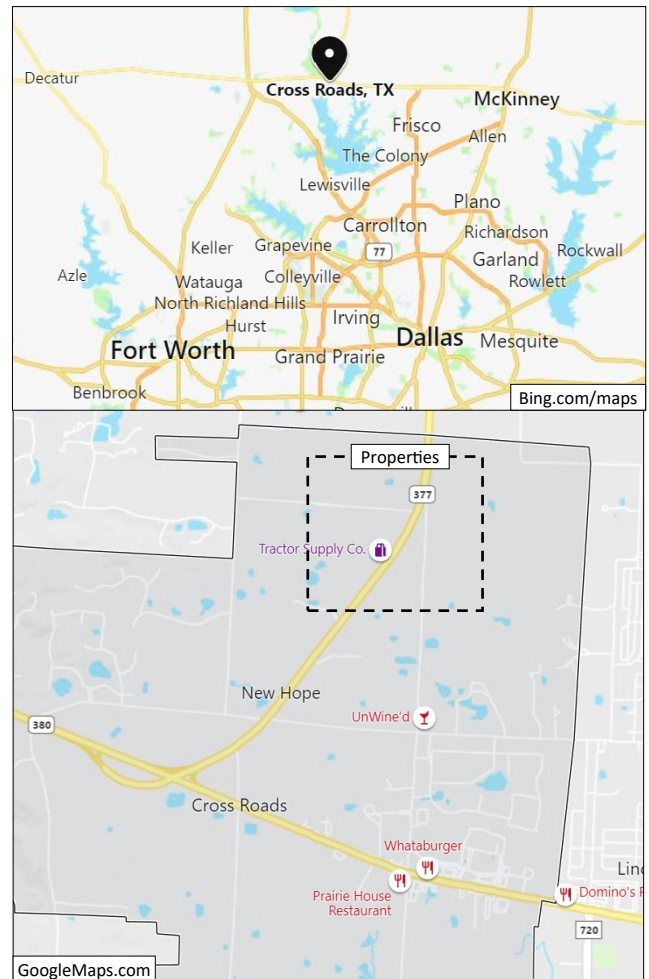
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Sites & Buildings Summary - 2021-04-08

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Hwy 377 at Naylor Road



Cross Roads, Texas

Walmart Area

Town Contact:

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(940) 365-9693

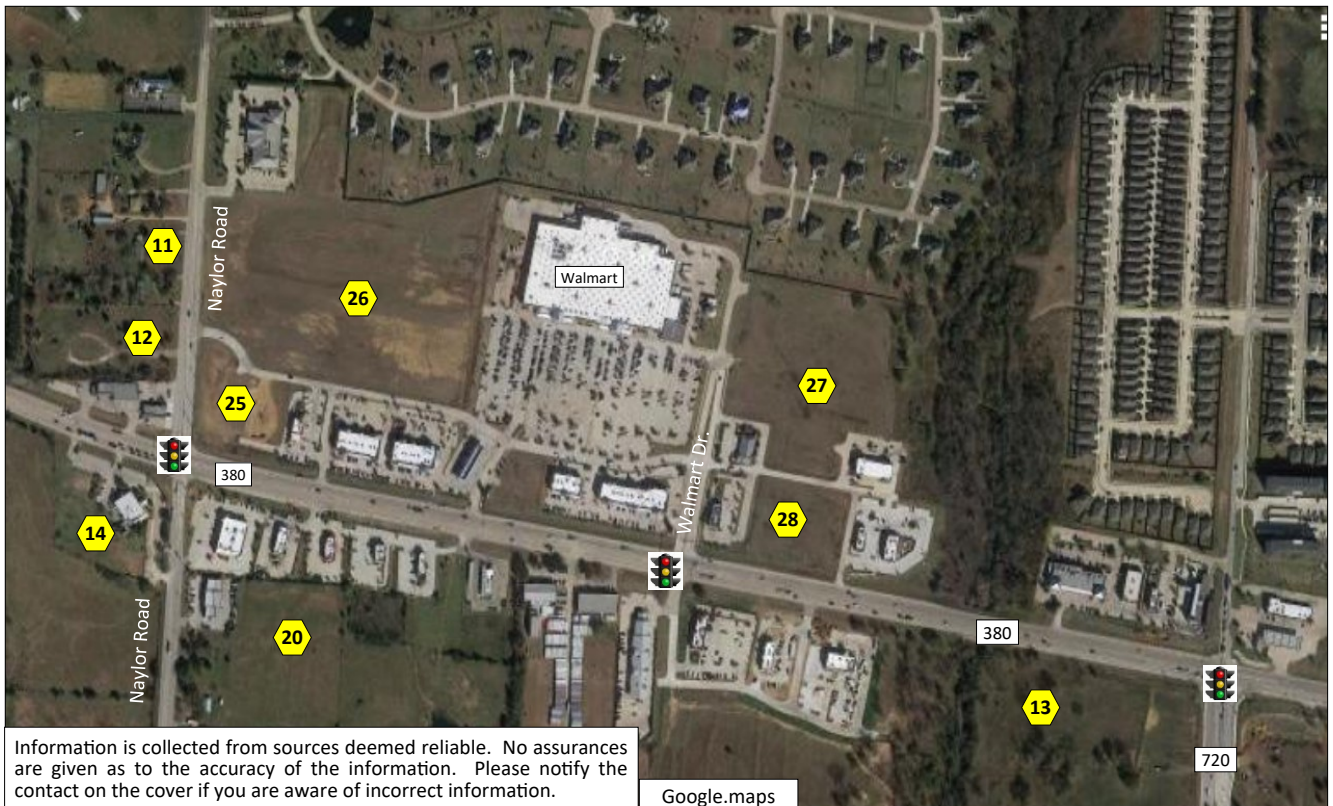
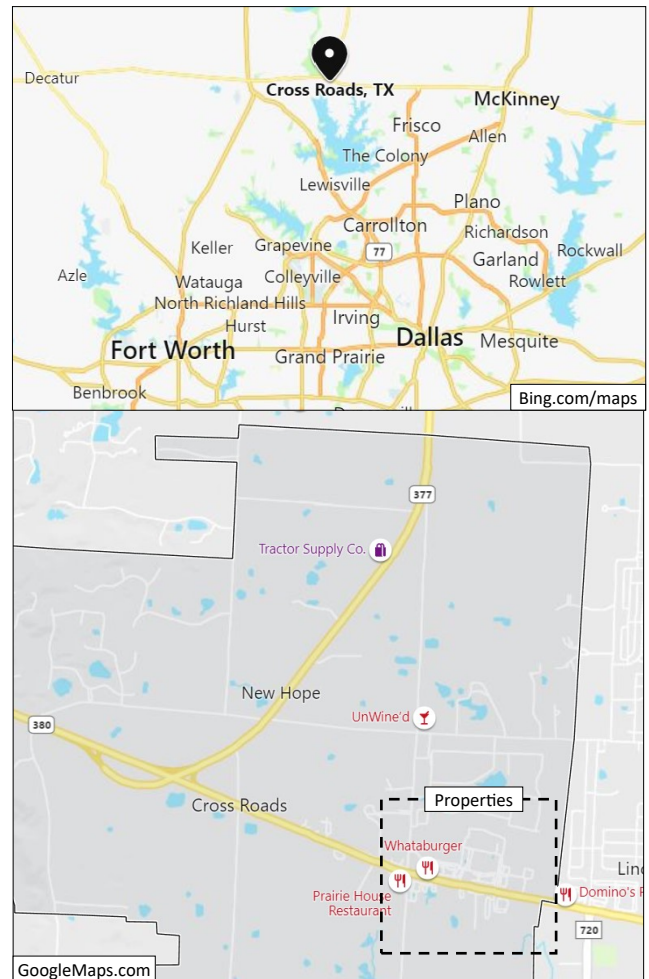
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Google.maps



[Data Table](#)

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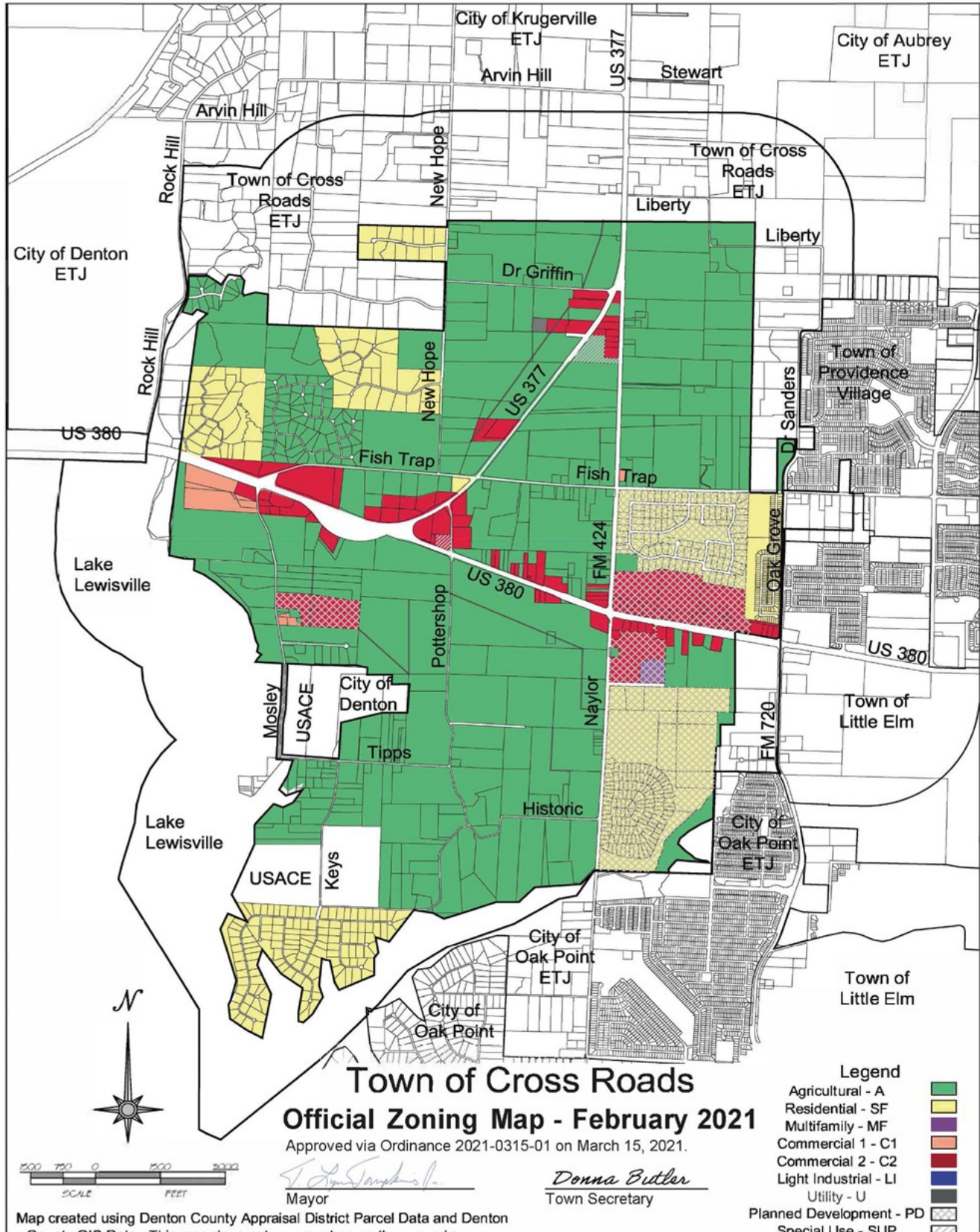
Sites & Buildings Summary - 2021-04-08

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Walmart Area

Existing Zoning Map

Please confirm the zoning with the contact on the cover page.



Future Land Use Plan

Please confirm the FLUP designation with the contact on the cover page.

