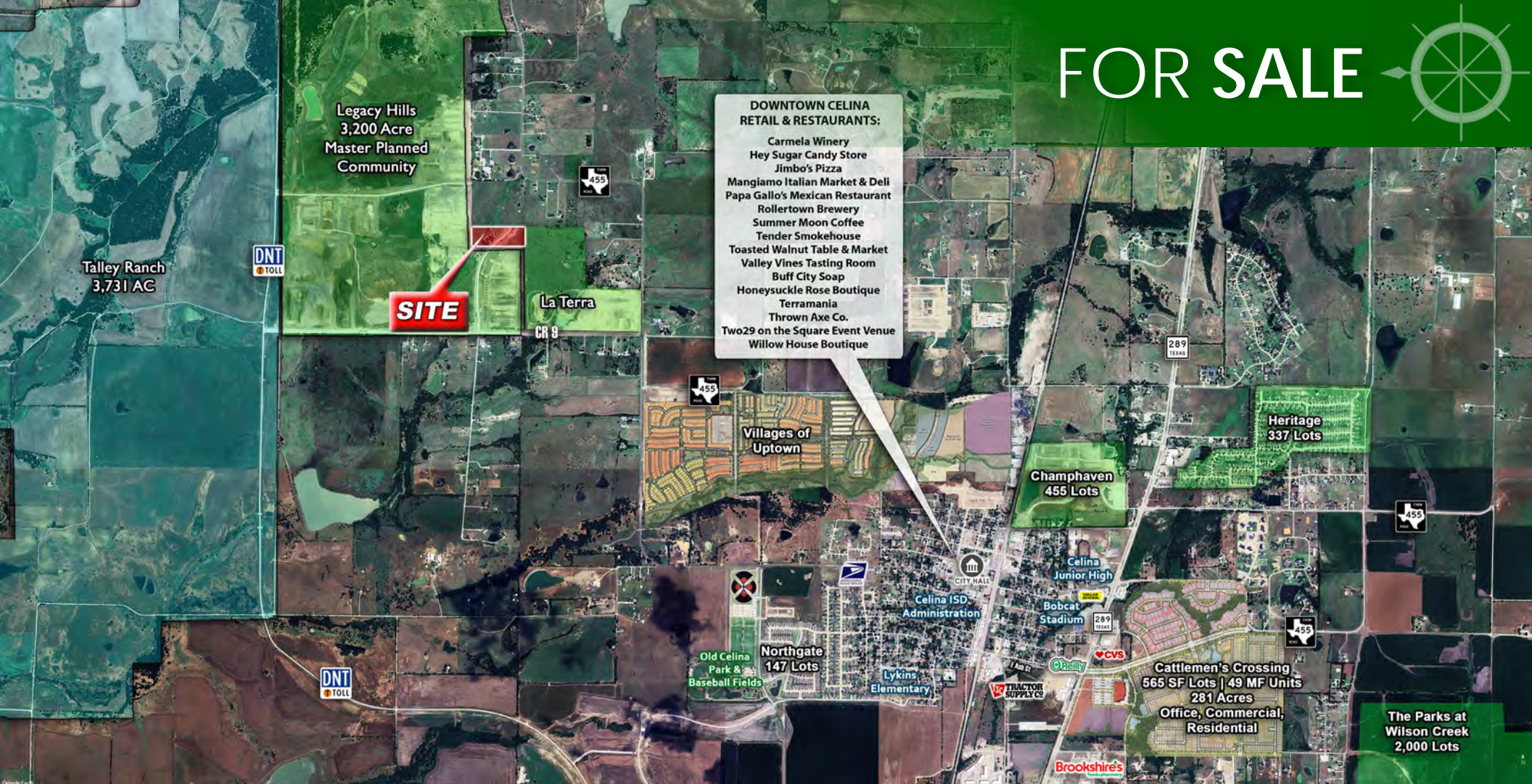


FOR SALE



- DOWNTOWN CELINA
RETAIL & RESTAURANTS:**
- Carmela Winery
 - Hey Sugar Candy Store
 - Jimbo's Pizza
 - Mangiamo Italian Market & Deli
 - Papa Gallo's Mexican Restaurant
 - Rollertown Brewery
 - Summer Moon Coffee
 - Tender Smokehouse
 - Toasted Walnut Table & Market
 - Valley Vines Tasting Room
 - Buff City Soap
 - Honeysuckle Rose Boutique
 - Terramania
 - Thrown Axe Co.
 - Two29 on the Square Event Venue
 - Willow House Boutique

8.156 ACRES AVAILABLE

NWQ OF FM-455 & CR-9 @ LEGACY RD | CELINA, TEXAS ETJ

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8.156 ACRES FOR SALE | NWQ of FM-455 & CR-9 @ Legacy Rd, Celina, TX ETJ

OVERVIEW

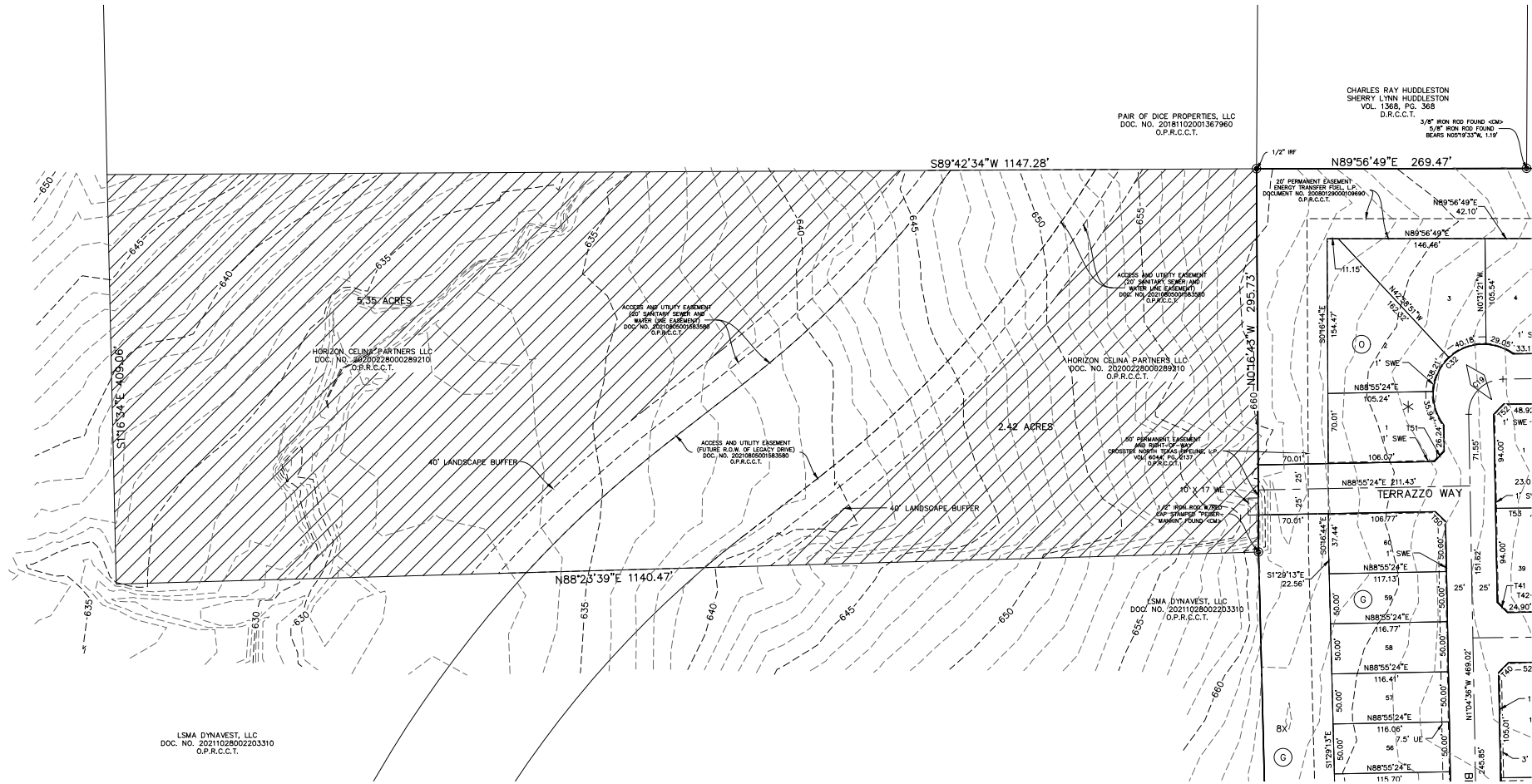
- 8.156 acres available in Celina
- Legacy Rd will cut through the middle of the property, estimated completion within 24 months
- Adjacent to Legacy Hills, a premier, master-planned development situated on approximately 3,200-acres in Celina, Texas.
- Conveniently located near Celina Parkway/ CR-9 just east of the new Dallas North Tollway extension currently being built.
- Zoning: ETJ
- School District: Celina ISD
- Call for Info & Price

DEMOGRAPHICS

	3-mile	5-mile	7-mile
2023 Population	3,966	20,445	52,876
2028 Projected Pop.	5,999	30,367	89,558
Households	1,301	5,982	15,811
Avg HH Income	\$128,644	\$173,638	\$182,399



8.156 ACRES FOR SALE | NWQ of FM-455 & CR-9 @ Legacy Rd, Celina, TX ETJ



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8.156 ACRES FOR SALE | NWQ of FM-455 & CR-9 @ Legacy Rd, Celina, TX ETJ



8.156 ACRES FOR SALE | NWQ of FM-455 & CR-9 @ Legacy Rd, Celina, TX ETJ



Legacy Hills
Premier, Master-Planned
Development - ±3,200-Acres.

SITE

La Terra

Legacy Hills
Premier, Master-Planned
Development - ±3,200-Acres.

8.156 ACRES FOR SALE | NWQ of FM-455 & CR-9 @ Legacy Rd, Celina, TX ETJ



8.156 ACRES FOR SALE | NWQ of FM-455 & CR-9 @ Legacy Rd, Celina, TX ETJ

