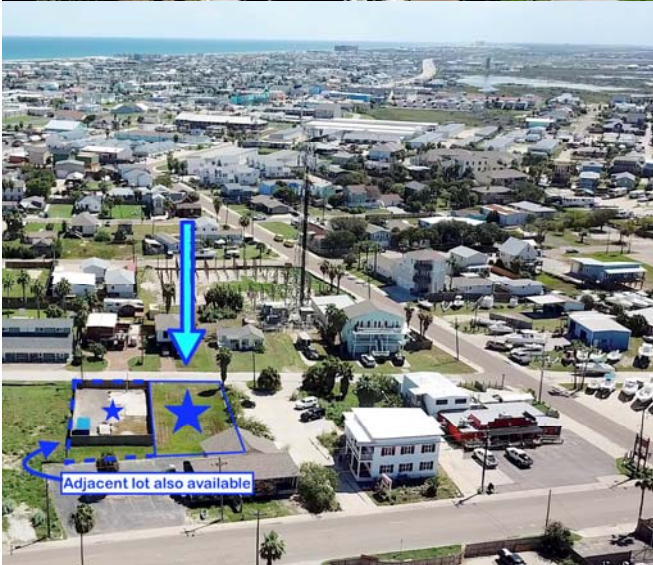




# 144 W. White Avenue

Commercial lot with PRIME walkable downtown location!  
**BUILD FOR WATER VIEWS,**

plus adjacent lot is also available. Located right in the heart of Old Town Port A, this 50'x110' lot is just a half block from the major thoroughfares of Alister St and Cotter Ave. Convenient to nearby shopping, beach, ferry landing & the City marina. Build for views of the ship channel (just 2 lots away) or add signage for visibility from both Alister & Cotter! Golf cart & rental friendly, C-2 zoning in CZ-2 overlay allows for business, short term rental, long term rental, or residential use. Adjacent lot also available. No deed restrictions & few building restrictions other than city/zoning requirements. Add the adjacent fenced lot, 136 W. White Ave., for a total of 11,000 SF of prime commercial land. Bring your vision & plans to life, build an amazing investment rental, getaway, hold for investment or even draw passive income with a commercial lease. Commercially zoned land in a great location at an affordable price is rare!



**Half a Block from TWO Major Thoroughfares!**

2022 Taxes \$1499.



Utilities at road.



**\$395,000**



Don't Miss The Boat!

Selling Port A Everyday Since 1972



**155 West Cotter Avenue, Port Aransas, Texas 78373**

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