

2 GEMBLER RD

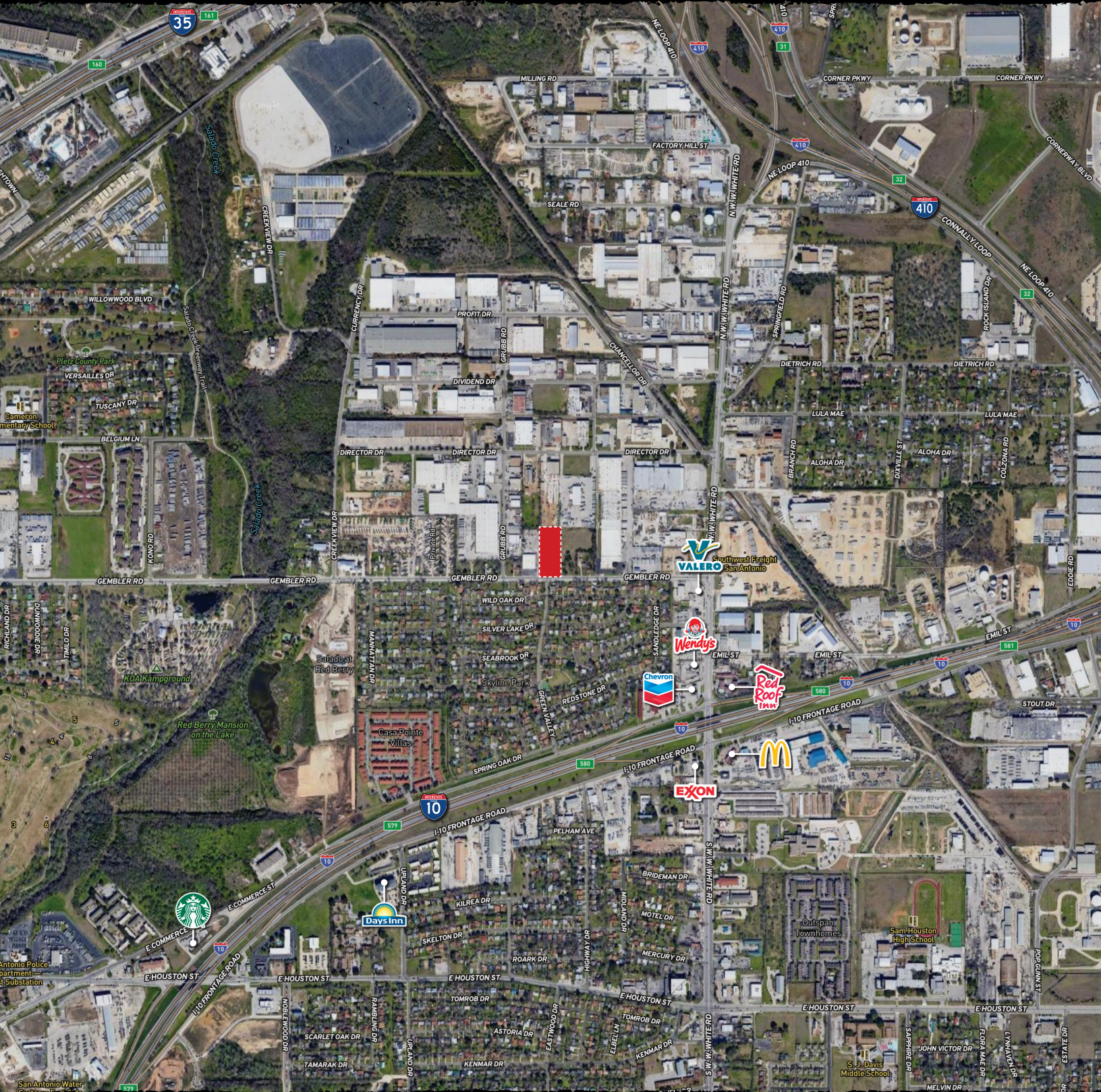
2± Acres // Bexar County // San Antonio, Texas



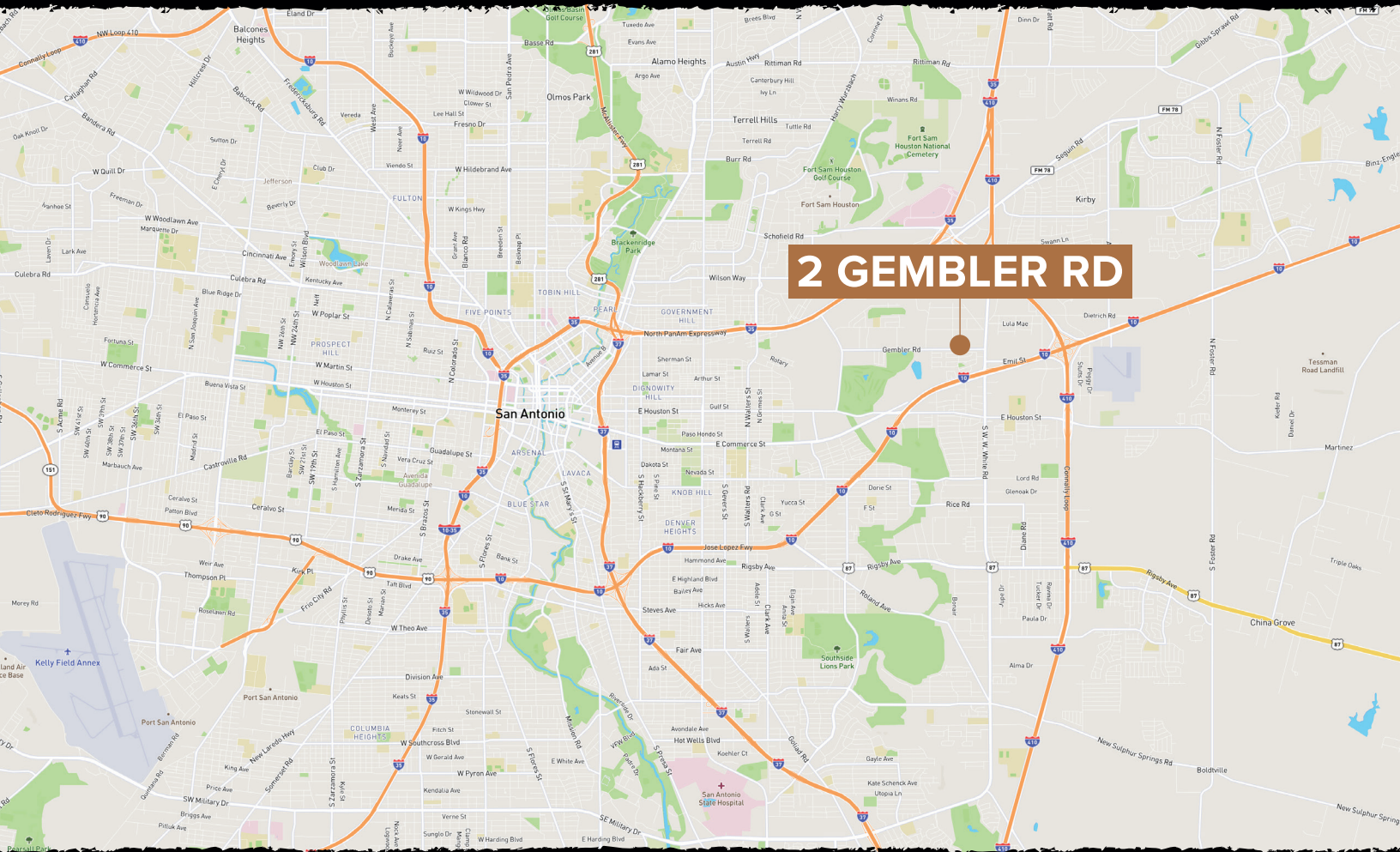
STRANSKY
PROPERTIES

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STRANSKY PROPERTIES: FARMS, RANCHES, COMMERCIAL REAL ESTATE AND DEVELOPMENT



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San Antonio is the ideal environment for businesses of all sizes. San Antonio is the major metropolitan area and regional hub for South Central Texas, whose location provides many advantages for corporations and residents alike. San Antonio had the third largest population growth between 2010 and 2019, adding 221,092 people according to the US Census Bureau. According to the city of San Antonio, the military's economic impact totals \$27 billion annually, directly or indirectly supporting 189,000 jobs, or one-fifth of the metro's employment. The metro's largest employer by far is Joint Base San Antonio, which employs more than 90,000. It was created by combining several bases in and around San Antonio, including Fort Sam Houston, Lackland Air Force Base, and Randolph Air Force Base.

- 2± acres on Gembler Road on the east side of SA
- Fenced in vacant land
- ±185' of frontage on Gembler Road
- Zoned I-2
- Taxes are approx. \$9,376 annually
- This property lies within the SAWS CCN and SARA water district. Please check with your engineer regarding sewer and water availability & capacity.
- Asking price \$390,000