



Matrix
Commercial Group

**0000 Sunridge Drive
Ennis, TX 75119**

±200 Acres



PRIME REAL ESTATE

FEATURES:

- * 35 Minutes south of Downtown Dallas possibilities are endless at this great location
- * 1297 feet of frontage on Sunridge Drive
- * Easy access to US 45 and TX 34
- * Great development opportunity

LAND FACTS:

- ±200 Acres
- Zoning: Ag/ Residential
- Pond located on land
- Ag Exempt