

Looking for a **Marina Site**? We have it!  
 This Marina Site is Zoned, Permitted and Ready To Build!



 This marina site sits in the safe harbor of Lake Padre right next to Packery Channel, located on Padre Island. Packery Channel serves as a fresh waterway for the Intra-coastal Waterway/Laguna Madre and Corpus Christi Bay. This marina site has 2,500+/- linear feet of bulkhead in place, permitted for 8 feet depth of water, Corp of Engineers permits are in hand, mitigation has been completed. Only 3,000 feet from Lake Padre entrance to the Gulf of Mexico. This prime real estate consists of 3 parcels totaling 15+ acres of commercial zoned property that could provide a premier Marina Resort. This property has 849+/- feet of road frontage on South Padre Island Drive and 320+/- feet of road frontage on Whitecap Boulevard. Come and buy the first marina site made available to this 4,000 acre Master Plan Community on beautiful Padre Island.



**The Auction Way Company**

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