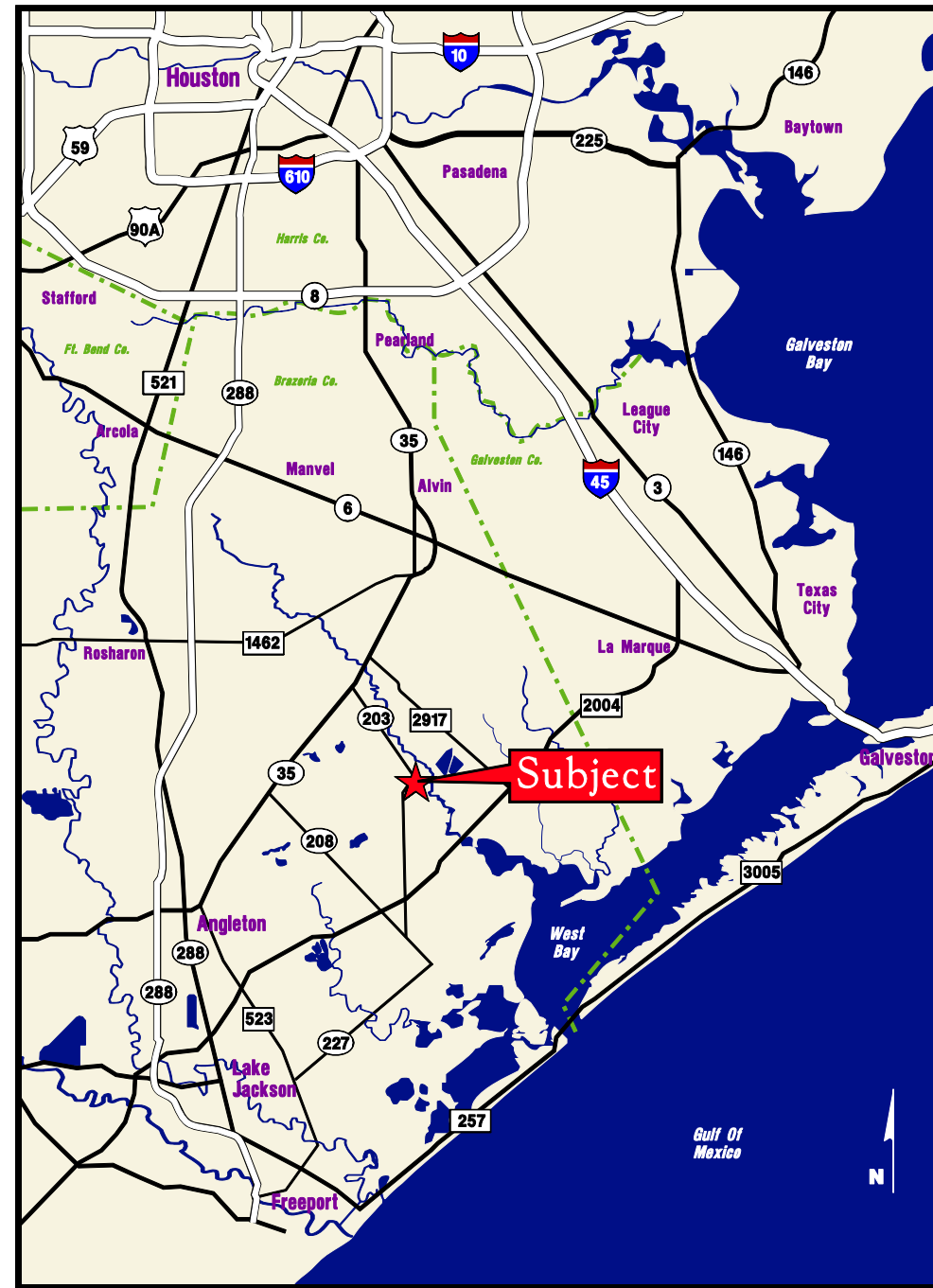


**FOR SALE**  
Land/Recreational  
Property

**±104 Acres on Chocolate Bayou**  
Liverpool, Texas 77577



For more information and inspection please contact:

**B. KELLEY PARKER, III, SIOR**  
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No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing conditions, imposed by our principals.



1330 Post Oak Boulevard, Suite 2700  
Houston, Texas 77056

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Land/Recreational  
Property

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Liverpool, Texas 77577



Cushman & Wakefield is please to offer for sale this unique property with frontage on Chocolate Bayou in Brazoria County, Texas. This represents an excellent opportunity for an affordable waterfront land investment. The property is just 40 miles south of Houston, and offers bountiful fishing and hunting.

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Licensed Real Estate Brokers

**FOR SALE**  
Land/Recreational  
Property

**±104 Acres on Chocolate Bayou**  
Liverpool, Texas 77577

**±104 Acres**

**Liverpool, Brazoria County, Texas**

- 40 miles south of Houston
- ¾ Mile of waterfront frontage on Chocolate Bayou
- Access to West Bay & Gulf of Mexico via the Bayou
- Close proximity to two operating marinas
- Possible development property, hunting/fishing lodge or retreat
- Large fresh water lake on site.
- Existing dredge area into property for a boat.
- Price: \$5,000 / acre (\$520,000)



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