



## **STOCKDALE, YOUR NEXT BUSINESS OPPORTUNITY**



Jen Baird  
(210) 215-1003  
JenniferBaird27@gmail.com  
CityofStockdale.com







## WHY STOCKDALE?

Stockdale is located in central Wilson County, Texas. Positioned at the intersection of US 87 and Texas 123, Stockdale exudes Southern hospitality and community spirit. Situated just 45 miles southeast of San Antonio and 23 miles south of Seguin, Stockdale offers a peaceful retreat with convenient access to nearby urban centers Austin, Houston and Laredo.

Known for its small-town charm, Stockdale is famous for the annual Watermelon Jubilee, one of the oldest watermelon festivals in Texas. Stockdale offers a business friendly environment and has plenty of development-ready sites.



*Images By Gigi*



## ABOUT STOCKDALE

Welcome to Stockdale, Texas! At the Stockdale Economic Development Corporation (SEDC), we're passionate about connecting businesses with the perfect place to thrive.

### **Thriving in a Prime Location:**

Stockdale offers a unique blend of small-town charm and strategic positioning. Here's what sets us apart:

- **Affordability:** We boast some of the most competitive commercial property rates in the region. Stretch your budget further and invest in your business's future.
- **Strategic Location:** Situated near Interstates 10 & 37, Stockdale provides easy access to major markets. Reach San Antonio, New Braunfels, and Austin within a short drive.
- **Diverse Workforce:** Our vibrant community, coupled with the surrounding towns and urban areas, offers a rich talent pool with a variety of skills and experience. Find the perfect employees to fuel your success.
- **Small-Town Gem:** Stockdale embodies a friendly, close-knit atmosphere. Enjoy a high quality of life with excellent parks and a great school district.

### **SEDC: Your Partner in Growth**

The SEDC is dedicated to supporting your business every step of the way. Take advantage of our ongoing support, including grant programs, career fairs, and city incentives, designed to ensure your success.

### **Ready to Explore?**

Contact us today to learn more about the exciting opportunities Stockdale offers. We'd be happy to discuss your specific needs and show you why Stockdale is the ideal location for your business to flourish.

**Let's build your future, together in Stockdale!**







# DISTANCE TO SURROUNDING TOWNS & CITIES



CITY	DISTANCE	POPULATION (Approx.)
San Antonio	45 Miles (50 Minutes)	1,991,000
Austin	76 Miles (1 hr 28 Minutes)	990,000
New Braunfels	37 Miles (50 Minutes)	116,000
Houston	180 Miles (2 hrs 45 Minutes)	2,300,000
Laredo	170 Miles (3 hrs)	261,000
Seguin	23 Miles (25 Minutes)	38,000
Floresville	16 Miles (20 Minutes)	8,800
Nixon	12 Miles (13 Minutes)	2,400
Corpus Christi	118 Miles ( 1 hr 55 Minutes)	327,000





## THE BUSINESS PARK

### **Explore the opportunities available at Stockdale Business Park:**

- Spanning 90 acres northwest of downtown, purchased, annexed, and rezoned in the Spring of 2006.
- Boasting Hwy 87 frontage for increased visibility.
- City main line gas pressure at 20 psi and 50 psi.
- Electric service available at 13.8 kV with a capacity of 5 mW.
- Utilizing only 35% of sewer capacity.
- Consuming only 33% of water, with 1,000,000 gallons/day available.
- Transloading rail facility only 25 miles away
- Water frontage available
- Currently being actively marketed by the SEDC.

Discover the potential for your business in Stockdale—contact us to learn more about business opportunities or our thriving business park.







# COMMUNITY PROFILE WILSON COUNTY



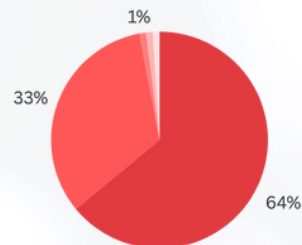
MEDIAN AGE

40



DIVERSITY INDEX

39



- White Alone
- Hispanic Origin
- Black Alone
- Two or More Races
- Some Other Race



## INCOME PROJECTION

MEDIAN HOUSEHOLD  
\$50,000 - \$75,000

AVERAGE HOUSEHOLD  
\$60,000 - \$90,000

PER CAPITA  
\$25,000 - \$35,000



TOTAL POPULATION

49,374



APPROX LABOR FORCE  
WITHIN 1-HOUR DRIVE

1,200,000







## CONTACT US



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104 South 3rd Street, Stockdale, TX 78160

