

15.60 Ac (Tr 1) Eastland County

This 15.60 acres sits just West of Carbon and has everything you need to build your dream home. There is electric on the property and rural waterline on the county road. Feasibility study has not yet been completed. There is a nice tank on the corner of the property with a water well that used to feed the tank but the pump was pulled when the tenant left. All it needs is a new pump and the tank could always be topped off! There are currently 2 wells on the property, one of which tested out at 50 gpm per owner. New fencing around entire property and all 15 acres are planted in coastal and has been fertilized and baled over the past few years. There are some large mature pecan trees around the outskirts of the property and county road frontage on two sides. This property would make an amazing homesite or weekend cattle property. More acreage available. Call today for your showing!



\$172,500

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225 SW 5th Street
Cross Plains,
Texas 76443
254-725-4181



601 I-20 Frontage
Cisco, Texas
76437
254-442-4181

All information contained herein is supplied by the seller to the best of his/her knowledge. Trinity Ranch Land assumes no responsibility for misprints for misinformation provided to us. We will assist all buyers in verifying the information contained herein to the best of our ability.

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- County – Eastland
- Schools – Eastland ISD
- Surface Water – 1 Pond
- Soil Type – Sandy Loam
- Terrain – Rolling
- Hunting – Dove
- Minerals Convey – None
- Ag Exempt – Yes
- Taxes – \$121
- Price – \$172,500
- Price Per Acre – \$11,057.69
- MLS – 20538485



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