

63+/- Acres Callahan County

63+/- Acres just outside of the city of Cross Plains. The acreage is predominantly an old coastal field with some oak trees. There is one tank on the property currently dry. There is a water well with a solar panel on the property. Property is fenced around three sides the north side would need to be fenced. Electricity available. The coastal does need to be weed killed, fertilized and rain.

Additional acreage is available.

Property is located off a Private Road.



\$311,850

Karen Lenz, Broker
325-668-3604
karen@trinityranchland.com

Mike Gray, Realtor
325-386-7403
mikeg@trinityranchland.com

www.trinityranchland.com

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



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

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- County – Callahan
- Schools – Cross Plains I.S.D.
- Surface Water – 1 Tank
- Well – 1
- Outbuildings – None
- Soil Type – Sandy Loam
- Terrain – Flat
- Hunting – Whitetail & Hogs
- Ag Exempt – Yes
- Minerals to Convey – Yes
- Taxes – \$177
- Price Per Acre – \$4,950
- Price – \$311,850
- MLS – 20401397



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