

13725 County Road 455, Merkel, Texas 79536

MLS#: 21418277 **N** Active
Property Type: Land

13725 County Road 455 Merkel, TX 79536-5421
SubType: Ranch

LP: \$800,000
OLP: \$800,000
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Subdivision: NA
County: Jones
Country: United States
Parcel ID: [R10655](#)
Lot: **Block:** 17
Legal: A0407 - 17 T&P-17, TRACT 2, ACRES 160
Unexempt Tx: \$1,318
Spcl Tax Auth: **PID:**No

Lst \$/Acre: \$5,000.00

Lake Name:

Plan Dvlpm:

MultiPrcl: No **MUD Dst:** No

Land SqFt: 6,969,600 **Acres:** 160.000 **\$/Lot SqFt:** \$0.11
Lot Dimen: **Will Subdv:** No

HOA: None
HOA Website:
HOA Management Email:

HOA Co:

General Information

Land Leased: **# Tanks/Ponds:** 1 **Cultivated Acres:**
AG Exemption: Yes **# Wells:** 4 **Bottom Land Ac:**

School Information

School Dist: Merkel ISD
Elementary: Merkel **Middle:** Merkel **High:** Merkel
Intermediate: Merkel

Features

Lot Description: Acreage, Agricultural, Few Trees, Pasture
Lot Size/Acres: Over 100 Acres
Present Use: Agricultural, Crops and Livestock, Grazing, Horses, Investment, Livestock, Mobile Home, Pasture, Ranch
Proposed Use: Agricultural, Cattle, Development, Grazing, Horses, Investment, Livestock, Mobile Home, Pasture, Ranch
Zoning Info: None
Development: Unzoned
Street/Utilities: Co-op Electric, Co-op Water, Electricity Connected, Septic, Well
Road Front Desc: County Road
Road Surface: Gravel
Soil:
Surface Rights:
Waterfront:

Restrictions: No Known Restriction(s)
Easements: None
Documents:
Type of Fence:
Exterior Bldgs:
Miscellaneous:
Road Frontage:
Prop Finance: Cash, Conventional
Possession: Closing/Funding
Showing: Appointment Only

Remarks

Property Description: Offering approximately 160 acres in Merkel, Texas, this versatile property is currently utilized for livestock and grazing, with potential for agricultural use, investment, or future development. A mobile home is located on the property. The property features four water wells, three of which produce approximately 10 gallons per minute, along with a Sun water meter. With convenient access to Abilene, this acreage offers opportunities for ranching operations, agricultural production, or investors seeking land with multiple potential uses. Whether expanding an existing operation or exploring future possibilities, this property offers flexibility in a convenient West Texas location. **Buyer to verify all schools, measurements, and utilities**

Public Driving Directions: From the Flying J in Tye, turn right onto FM-707. Drive for about 9 miles and turn onto County Rd 432. After about 2 miles, turn onto County Rd 455. After about .6 miles the property will be on the left.

Seller Concessions YN:

Agent/Office Information

CDOM: 0 **DOM:** 0
List Type: Exclusive Right To Sell

LD: 10/22/2026 **XD:** 04/21/2027

List Off: [Trinity Ranch Land Abilene/Tuscola](#) (TRLAB) 325-261-0319
LO Addr: 4101 US Hwy 83 Tuscola, Texas 79562
List Agt: [Christina Prince](#) (0834404) 325-386-9773
LA Email: christina@trinityranchland.com
LA Website:

LO Fax:
Brk Lic: 0432195
LO Email:
LA Cell: 325-386-9773
LA Fax:
LA Othr:
LA/LA2 Texting:
LO Sprvs: Karen Lenz (0432195) 254-725-4181

Showing Information

Call:		Appt:	325-386-9773	Owner Name:	Arche
Keybox #:	0000	Keybox Type:	Combo	Seller Type:	Standard/Individual
Show Instr:	Appointment only. Listing agent must be present at all showings. Call Christina Prince @(325) 386-9773				
Show Allowed:	Yes				
Show Srvc:	None				
Showing:	Appointment Only				

Prepared By: Christina Prince Trinity Ranch Land Abilene/Tuscola on 10/22/2026 13:21

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