



Stefanie Cobb & Tai Cobb Klam
COBB PROPERTIES
972-989-5220 or 254-253-0157
10156 FM 219, Clifton, Texas 76634
cobbproperties@yahoo.com



\$1,195,000

3 Beds, 3.5 Baths



3306 CR 3310 Valley Mills, Texas 76689

- 130 Acres // BOSQUE COUNTY
- This unique 130-Acre property is just 3 miles Southeast of Clifton on CR 3310.
- Comanche Ridge has some of the most breathtaking views of the Bosque River Valley!
- Come explore the mini caves and rock outcroppings that surround the Comanche Ridge.
- This small hunting ranch has been cleared with plenty of cover and ATV trails for hunting deer, turkey, and dove.
- The property features a 30-acre hay meadow, which produces on average 35 round bales per cutting.
- This ranch would make an excellent home, or weekend getaway!
- The property has a main house of 2889 sq. ft., a guest house of 384 sq. ft., a gardening shop of 192 sq. ft., a pavilion of 192 sq. ft., a new 1200 sq.ft. metal barn, and an old two story barn from the early 1900s on 130 acres with a scenic overlook of the Bosque River Valley.
- Main House has three bedrooms, 3 baths, a spacious office, den, great room, piano area, kitchen, pantry, dining area, a covered porch/patio, sun room and laundry with attached oversized 2 car garage, and sits 140 feet above the river valley.



See the Virtual Tour! www.tourfactory.com/1451191

Equal Housing Opportunity | All Information Deemed Reliable but not Guaranteed





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