

630 +/- Acres

County Road 3812 — Wills Point, TX

FOR SALE

\$1,474,000

DIRECTIONS

From Dallas take
US Hwy 80 to FM
47 in Wills Point to
Left FM 751 Left 3
mi to CR 3812 4 mi
to sign

GREAT CATTLE RANCH 40 MILES FROM DALLAS



RE/MAX Landmark
113 North Frances Street
Terrell, TX 75160

www.frankrobertslandteam.com



Brought to You Exclusively By

Frank J. Roberts, ALC

BROKER ASSOCIATE, Owner

OFFICE: 972-524-0689

FAX: 972-551-2525

frank@rmlandmark.com



Information herein deemed reliable but not guaranteed.

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County Road 3812 — Wills Point, TX

Frank Roberts LAND TEAM

\$1,474,000

TOPOGRAPHY:

Level
Rolling

CROPS/GRASSES:

Coastal Bermuda
Native

SOIL:

Sandy Loam

FENCING:

Barbed Wire
Cross-fenced

UTILITIES:

Outside City Limits
Co-op Electric

GOOD FOR:

Agriculture
Horses
Cattle
Hunting/Fishing
Homesites and more!

LOT DESCRIPTION:

Great 630 +/- cattle ranch only 40 mi from Dallas features rolling terrain, scattered mature oak trees, improved pastures for cattle, good hunting for deer, hogs. Ponds and cross fenced. WILL DIVIDE—also available as 258 +/- acres (MLS 11896759) or 379 +/- acres total (MLS 11896815) at 2339 per acre. Don't miss this opportunity!



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