

IT'S NOT JUST AN INVESTMENT,  
IT'S A BETTER WAY OF LIFE!



## PROPERTY INFORMATION OVERVIEW

Acreage.....	139 +/- Acres
Location.....	Mart, TX
Price.....	\$249,900
Highest and Best Use.....	Recreational, Agricultural
Topography.....	Level/Flat
Soil Type.....	Blackland
Water Surface.....	Stock Tank, Seasonal Creek
Wildlife.....	Deer, Dove, Hogs
School District.....	Mart ISD
Taxes.....	\$93.37
Minerals.....	Non-Conveyed
Distance from Waco.....	21 Miles
Distance from Austin.....	121 Miles
Distance from DFW.....	108 Miles

**Directions:** From Hwy 84 and FM 339, turn south to property approx. 1 mile on the left.

All information is per owner/other sources and is deemed correct, but is not guaranteed.

