

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



PROPERTY INFORMATION OVERVIEW

Acreage.....	45 +/- Acres
Location.....	Crawford, TX
Price.....	\$173,250 (\$3,850/Ac)
Highest and Best Use.....	Agricultural, Ranching, Recreational
Topography.....	Rolling
Soil Type.....	Blackland, Clay
Trees.....	Cedar, Elm
Wildlife.....	Deer, Dove
School District.....	Crawford ISD
Distance from Houston.....	200 Miles
Distance from Austin.....	95 Miles
Distance from DFW.....	110 Miles
Distance from Waco.....	15 Miles

Directions: One mile outside of Crawford on Prairie Chapel Rd.

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

