



FARM & RANCH

HORSEMAN'S PARADISE SET UP FOR EQUINE OPERATIONS

444 N. LAMBERT – WEATHERFORD, TX



STEPHEN
REICH GROUP
WILLIAMS TREW REAL ESTATE

Williamstrew[☆]
A DIVISION OF EBBY HALLIDAY REAL ESTATE, INC.

LISTED BY **STEPHEN REICH GROUP** OF WILLIAMS TREW REAL ESTATE

PROPERTY SUMMARY

DESCRIPTION

This horseman's paradise is completely setup for a variety of equine operations. This 4 bed 3 bath 2383 sq ft home was built in 1988 and has been updated within the last 10 years. From the poolside back patio of the home, you will enjoy the view of the entire facility. Passing the main house you will see the double stock tank in between the front paddock and the 85X150 indoor arena. This arena is complete with 150ft of equipment storage, 17 stalls, tack room, feed room, wash rack, bunkhouse and an outdoor cantina. Below the indoor is very nice 150X300 roping pen with a return alley and holding pens. Great location, nice horse facilities, and a covered arena make this a great property for the price.

LOCATION

CITY	WEATHERFORD
County	PARKER
POOL	DIVING
Topography	CLEARED
Sale Type	RES - F&R

OFFER SUMMARY

List Price	\$850,000
Lot Size	32 ACRES
Utilities	SEPTIC, WELL
AG Exemption	YES

HIGHLIGHTS

- 32 ACRES
- 15X300 ROPING PEN W/RETURN
- 2,383 SF, 4/3 HOME W/POOL
- DOUBLE STOCK TANK
- 85X150 INDOOR ARENA
- 17 STALLS

LISTING PRESENTED BY:



STEPHEN REICH
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PROPERTY PHOTOS



STEPHEN REICH – 817.597.8884
ERIC FARRELL – 817.304.5858



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AERIAL MAP



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