



PRIVATE 70 ACRES IN PARKER COUNTY

TBD Goen Rd. – Millsap, TX



STEPHEN
REICH GROUP
WILLIAMS TREW REAL ESTATE

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

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

PROPERTY SUMMARY

DESCRIPTION

This 70-acre parcel is a well-hidden, private slice of Parker County tucked away at the end of a dead-end road. Rock Creek branches off of the Brazos River and is the eastern property line. The diversity of this place allows any buyer to enjoy fishing or duck hunting in the 5-acre lake or spend the day on the creek among all of the giant hardwood trees. 40 or so acres of this place boast a very productive coastal grass field. There is about 10 acres that can be cultivated for hunting or grazing along the creek. Overall, there are an abundance of options for anyone to make this place their own.

LOCATION

CITY	Millsap
County	Parker
Schools	Millsap ISD

Driving Directions 14 Miles west of Weatherford on IH 20 take the Millsap exit and go north on 113. In 1 mile turn left on benet rd. Travel 3 miles to the railroad tracks and turn left on Goen Rd just before the tracks. Property will be a quarter mile on the left

OFFER SUMMARY

List Price	\$2,100,000
Lot Size	70.5 acres
Utilities	Overhead

HIGHLIGHTS

- 70.5 ACRES
- 10 ACRES THAT CAN BE CULTIVATED FOR HUNTING OR GRAZING
- 5 ACRE LAKE
- GIANT HARDWOOD TREES
- 40 ACRES OF PRODUCTIVE COASTAL

LISTING PRESENTED BY:



STEPHEN REICH
817-597-8884
stephen.reich@williamstrew.com



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PROPERTY WEBSITE LINK:
stephenreichgroup.com/20001768



PARKER COUNTY OFFICE
400 Shops Boulevard, Ste. 200
Willow Park, TX 76087

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PROPERTY PHOTOS



STEPHEN REICH – 817.597.8884



PROPERTY PHOTOS



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AERIAL MAP



CONTOUR LINES & FLOODPLAIN

