County Road 2200 83 Acres

83± acres | \$996,000 | Lometa, Texas | Lampasas County





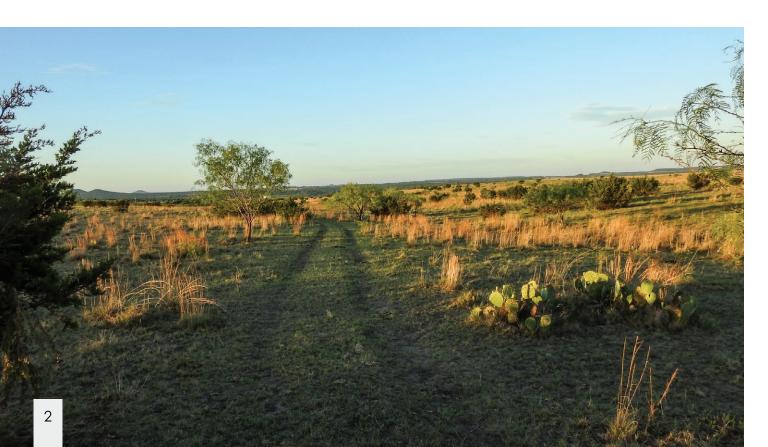
Est. 1920

County Road 2200 83 Acres

Property Description

This 83-acre tract is well located in central Lampasas County, seven miles east of Lometa and eleven miles northwest of Lampasas. The property has approximately 1,700 feet (1/3 of a mile) of frontage along paved CR 2200. The ranch has 360-degree views of the surrounding countryside for miles.

The property has been operated in conjunction with a larger ranch for cattle production and hunting. The terrain is rolling with elevations from 1,280 feet along the draw in the south boundary to 1,340 feet above MSL on the high mesa near the northern portion of the property. The views are spectacular from most locations on the ranch. There is a good turf of native grasses including bluestem grasses. The property is mostly open with scattered mesquite and cedar. There is a prominent draw that runs in a southerly direction along the west side of the property. A good stock tank and a smaller pond are located along this draw.





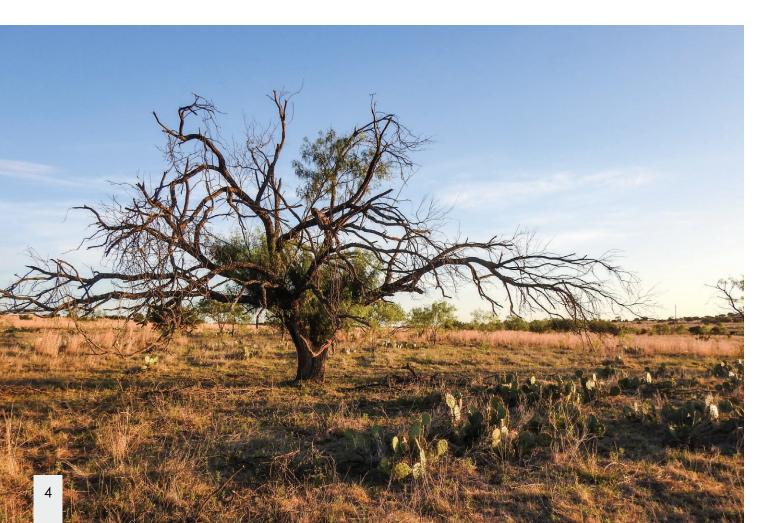


Improvements

There are no structural improvements. Electricity is available from Hamilton Electric and power lines are located nearby. Corix Utilities provides water to the area.

Wildlife • Hunting

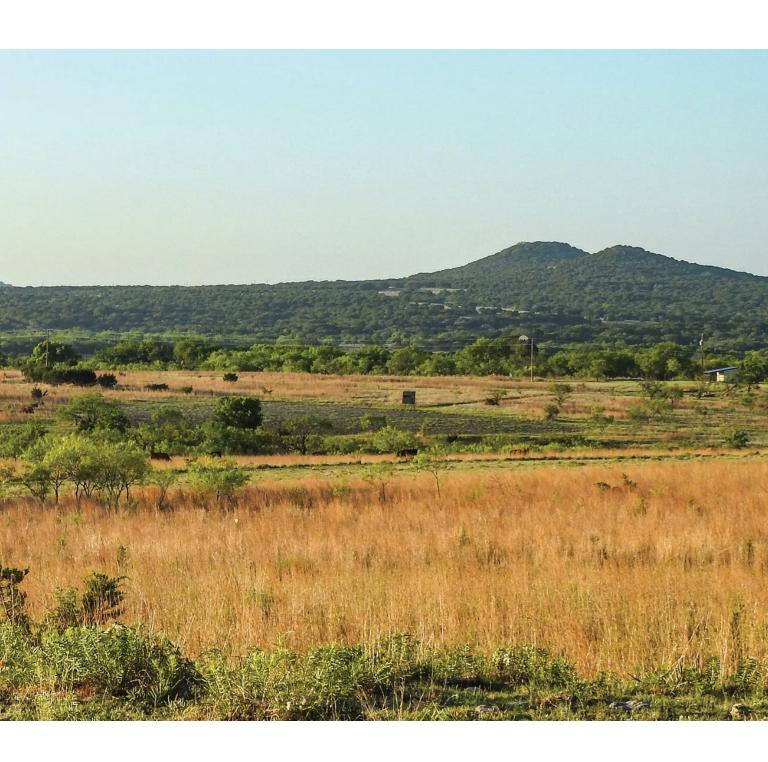
The hunting is considered good in the area. Whitetail deer are found on the property, along with other native game. Duck and dove hunting is provided by the stock tanks, along with fishing.











Minerals

The owned mineral rights will convey.

Price

\$996,000 • \$12,000 per acre

Remarks

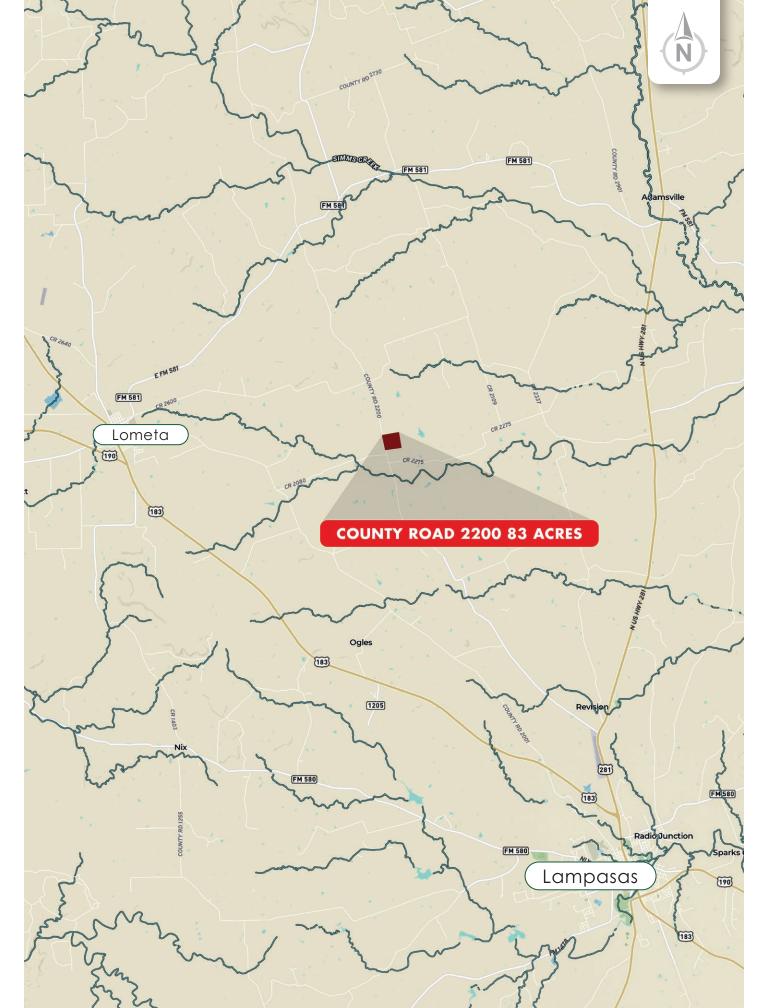
This property is a great livestock, hunting, and investment opportunity.

There is additional adjoining acreage available as well.

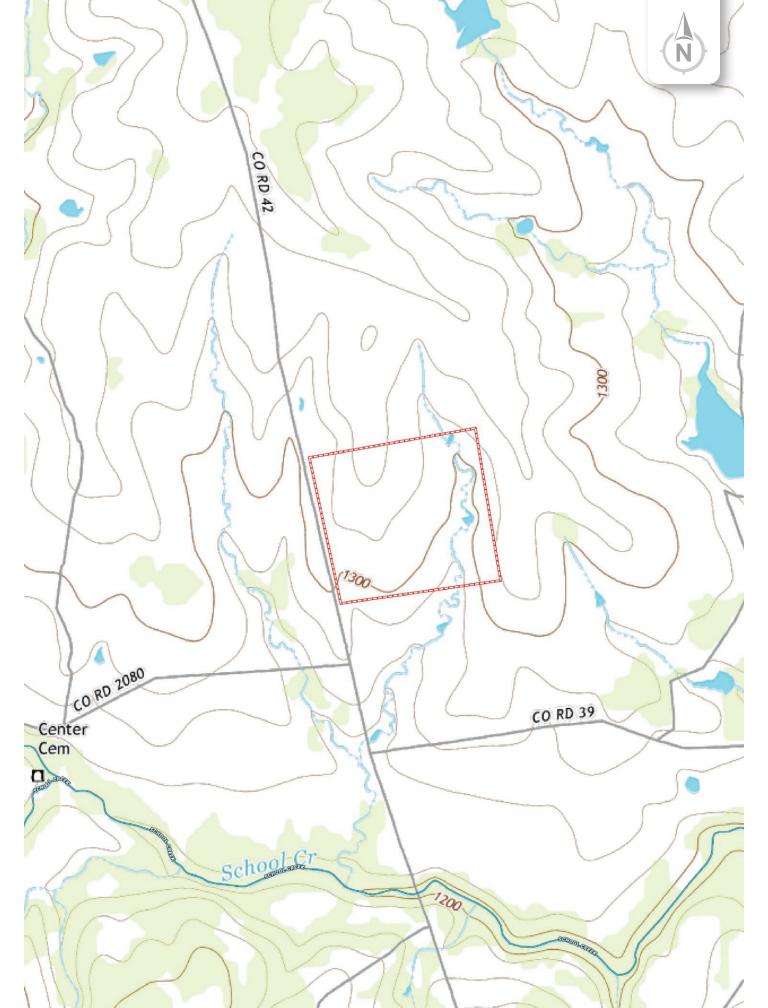
Call Robby Vann today at (512) 423.8112 for more information or to schedule a tour.













Est. 1920

Robby Vann, ARA

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Scan QR Code for more details on the County Road 2200 83 Acres.

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