

AltaTerra Premier Properties

For Sale

RANCH & RECREATIONAL LAND

332± ACRES • CATTLE RANCH OPERATION

PARIS, TEXAS



UC
RANCH[®]
PROPERTIES
A DIVISION OF UNITED COUNTRY REAL ESTATE
AltaTerra
REALTY AND AUCTION LLC

Property Location: 355 County Road 12620, Paris, TX 75462 | Listing Price: \$2,550,000

AltaTerraPremier.com

Serving Texas, Oklahoma, and Arkansas



Kim Ross, REALTOR[®], Auctioneer

903-491-6797 • TX Lic #668511

Premier@altaterrapremier.com



Scan For Property
Map, Video & More!



Premier Northeast Texas ranch is used for grazing and cattle operation,
offering an abundance of amenities and improvements!



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332± Acres

CATTLE FARM OPERATION



Historically Operating
100-125+ Cow/Calf Pairs

Metal Shop Building, Barns,
Implement Shed, Grain Bin, &
Working Corrals with Chute

Electric Service to Multiple
Locations on Property

Interior Fencing with Gates

Class II & Class III Soils

Bermuda Grass & Other Native
Grasses Allow a High Ratio of AMU

Pastures Setup for
Multiple Rotations

Hunting for Whitetail
Deer, Hog & Turkey

Multiple Ponds & Small Lakes

Baker Branch Creek Runs Through
the Western Side of the Ranch



MAIN HOME

Updated 2,250± sq ft Ranch-Style Home
3 BR / 2 BA



LOCATION

5± Miles from Paris
2± Hours from Dallas
90± Minutes from Texarkana



MINERALS

All Owned to be Conveyed



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Visit website for terms & conditions.
Franchise office is independently owned and operated.

