



GOOSE CREEK RANCH

An Exclusive Acreage Community

Goose Creek Ranch is an exclusive acreage community in Atascosa County that doesn't come along every day. Made up of 9 Ranchettes, ranging in size from 12-37 acres, this community has HOA restrictions in place, is located less than 5 minutes from Jourdanton on SH 97 and is a short 45 minute drive to downtown San Antonio.

Here you can enjoy your very own South Texas, Ag exempt Ranchette in the Jourdanton ISD and live far enough out to enjoy the country life, plant a garden, raise a 4-H project, feed the chickens, experience the wildlife, or just enjoy the sunsets.

Don't miss this opportunity to take what you got and make what you want. Come visit Goose Creek Ranch!

***Tract #2 \$260,820 (12.42 AC)**

Goose Creek crosses through the back of this tract, making for memorable sunsets.

***Tract #8 \$749,000 (37.45 AC)**

This tract has a working water well and a power pole in place.

***Tract #9 \$684,600 (34.23 AC)**

This tract has a working water well, a power pole in place, and is the only tract with a pond just in front of Goose Creek, creating an impressive setting for watching ducks or fishing at the water's edge for a bass or two in the evening.

Come See All 9 Tracts:

From Jourdanton, head West on SH 97 for 3.4 miles. After passing through the intersection at CR 300, Goose Creek Ranch will be on the left. Look for the sign!

The Local Community

Jourdanton is the Atascosa County seat with 4,160 residents and is located at the intersection of SH 16 and 97 as well as 10 miles west of IH 37. Located approximately 30 miles south of San Antonio, Jourdanton is a growing community and spans over 3 miles. The city has a Lowe's Grocery Store, Dollar General, several gas stations and restaurants including Dairy Queen, Chile Bandera, Subway, Sunshine House Coffee and other quaint eateries.



BRAND X

LAND & RANCH

Kendrick Baros

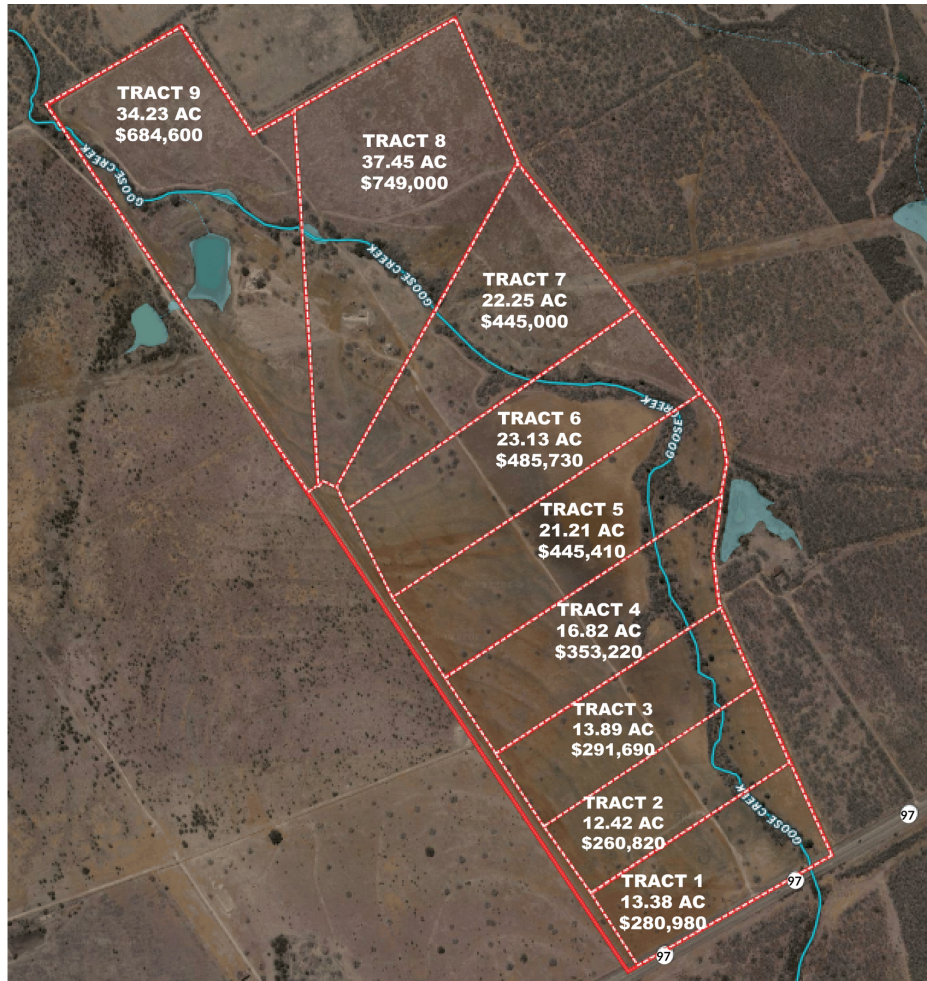
Founder | Realtor®

361.212.2892



GOOSE CREEK RANCH

AVAILABLE RANCHETTES IN THE COMMUNITY



- All Goose Creek Ranchettes are uniquely different, offering a number of options to build your new home.
- They are platted and terraced for your ranching needs and will be mostly cleared, leaving plenty of native grass in place.
- Goose Creek Ranch has power at the community and you are responsible for bringing electricity to your new home location.
- Each tract has ample room to build outside of the flood plain that runs along Goose Creek.
- Members of this HOA community have full access to Goose Creek, which is covered with magnificent Live Oaks, Bull Mesquites, and Persimmon trees, to name a few.
- Goose Creek Ranch offers an amazing habitat for wildlife including morning dove, whitetail deer, wild turkey, quail and more, is perfect for raising a few cows or horses, and provides endless opportunities to spot a deer or wild turkey traveling along the creek bed through the Prickly Pear Cactus and Spanish Daggers as they move along this natural habitat highway.



BRAND X
LAND & RANCH

Kendrick Baros
Founder | Realtor®

361.212.2892

MULTIPLE LISTING SERVICE

MLS

