



Shawn Gillispie, Broker PH: |
806-922-5532 |
6107 S Coulter STE #300 |
AMARILLO, TEXAS 79119

FOR SALE

W Canyon CC Rd Lots

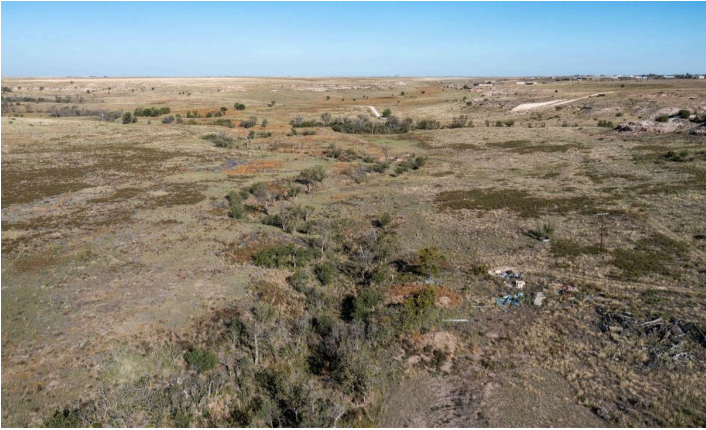
Lot 1: \$1,000,000

Lot 2: \$484,822

Lot 3: \$483,080



3D interactive Map





Scenic views, privacy, exclusivity.

Premier, spacious lots now available outside of Canyon, TX situated along the Palo Duro Creek. This is an exclusive opportunity with only 3 large lots available. The Palo Duro Creek draw runs through the middle of the property with canyon rims on each side. The Canyon Country Club sits across W Country Club Rd for a quick golf cart drive to the club house.

Area: NW of Canton, TX in Randall County

Location: From Canyon, TX, drive north 2 miles on VFW/ Soncy Rd to West Country Club Rd. Turn left and drive west 2.5 miles to the south boundary of the property.

Access: West Country Club Rd.

Total Lots: 3 - Lot 1: 29.12 acres
 Lot 2: 11.13 acres
 Lot 3: 11.09 acres

Topography and Landscape: From canyon rims to the Palo Duro Creek draw the property contains dramatic elevation changes with native grass.

Water: No existing wells on the lots

Fencing: The property has a barbed wire perimeter fence.

Utilities: Electricity runs along the south boundary of lots 2 & 3. Electricity is available along the east boundary of lot 1. Natural gas lines are very close to each lot.

Pricing:

Lot 1:	29.12 acres-	\$1,000,000
Lot 2:	11.13 acres-	\$484,822
Lot 3:	11.09 acres-	\$483,080