



TX Real Estate Group Farm & Ranch Division

Residential | Farm & Ranch | Commercial



338± Acres Floyd County

FLOYDADA, TX

\$405,600 (\$1,200/ACRE)

We are pleased to have obtained the exclusive listing of this 338± acre farm and CRP tract in Floyd County, Texas. This farm is currently being operated as a dryland tract, and has a CRP contract on some of the acres as well to help assist with cashflow.

338± Acres Floyd County | Floydada, TX

Location: Located southeast of Floydada in Floyd County, the farm has good access and is bordered by County Roads on three sides. County Road 310 runs East and West along the South side of the tract, County Road 211 goes North and South along the western perimeter, and County Road 221 borders the eastern side of the tract, running North and South.

Land: Pullman clay loam makes up around 56% of the farm (187 or so acres). Olton clay loam is the second most common, covering around 45 or so acres. Lofton clay loam, as well as Randall, McLean, and Lockney clays can also be found on the farm. On the farmed acres specifically, Pullman clay loam is the most dominant, however Olton clay loam and Lofton clay loam have some presence on the western side of the farmed acres. Overall, the farm is generally flat, with most of the land having slopes from 0-3%. There is a playa lake in the center of the farm however, and in this area the slopes are more pronounced. For a full soils report, please contact the listing agent.

Water: There are no wells or water sources currently on the property.

Improvements: There are no improvements on the land.

Farming/Government Programs: The farm features 98.36 Acres in CRP (Conservation Reserve Program). The current contract pays \$3,671 (\$37.32/acre) annually, and expires 9/30/32. The farm is being operated on an 80/20 crop share for the 2025 crop season.

Minerals: The seller has no knowledge of mineral ownership on the farm.

Price: This property is being offered for \$405,600, or \$1,200/acre.

Notes: Buyer is encouraged to conduct their own due diligence prior to purchasing. All info listed above is according to the best knowledge of the seller and other relevant sources. The TX Real Estate Group will not be held liable for any information found to be inaccurate during or after closing the buying process. All buyers agents must be identified on first contact and accompany buyers on all showings in order to be given full participation fee. If these requirements are not met, participation fee will be at the sole discretion of the TX Real Estate Group.

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