



Acres: 174.5 acres
Shape: Generally trapezoid
Improvements: Small barn
Current Use: Row crop and pasture
Irrigation: None
Drainage: Good
Property Roads: Soil

Taxes: \$294.29
School District: Brazos ISD
Flood Zone: Out of flood plane
Minerals: None
Road Frontage: App. 30' on Koym Rd.



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174.5-acre agricultural tract featuring approximately 70% productive cropland and 30% open pasture, ideal for farming or livestock. The property offers recreational opportunities with some dove and duck hunting. Access is provided via a 30-foot easement. A versatile piece of land suitable for agriculture, grazing, and outdoor enjoyment.

