



**FARM & RANCH**

**UNRESTRICTED  
10-ACRE TRACT**

**TBD Old Authon Rd. – Weatherford, TX**



**STEPHEN  
REICH GROUP**  
WILLIAMS TREW REAL ESTATE

**Williamstrew** 

A DIVISION OF EBBY HALLIDAY REAL ESTATE, INC.

LISTED BY STEPHEN REICH GROUP OF WILLIAMS TREW REAL ESTATE

# PROPERTY SUMMARY

## DESCRIPTION

This gorgeous unrestricted 10-acre tract is located just minutes north of Weatherford, Texas, offering a rare opportunity to own a beautiful piece of land. The property features an ag exemption, providing tax benefits for agricultural use, along with an abundance of mature hardwoods, creating a serene and private setting. A seasonal creek runs through the land, adding natural beauty and tranquility to the landscape. The seller has gone to the effort of installing an all-weather creek crossing, ensuring easy access to the back of the property where multiple picturesque building sites await. Whether you're looking to build your dream home, a weekend getaway, or just enjoy the quiet, peaceful surroundings, this property offers endless possibilities. Unrestricted 10-acre tracts like this are becoming increasingly hard to find in the area, so don't miss out on this incredible opportunity to own a piece of prime real estate. Schedule a showing today and explore the potential this land has to offer!

## LOCATION

CITY	Weatherford
County	Parker
Schools	Garner ISD
Driving Directions	On Old Authon Rd between Sandy Lane and Candle Lane. See agent for a pin.

## OFFER SUMMARY

List Price	\$302,340
Lot Size	10.078 acres
Utilities	Electricity Available

## HIGHLIGHTS

AG EXEMPT & UNRESTRICTED

GARNER ISD

SEASONAL CREEK

INCREASINGLY HARD TO FIND TRACT

ALL WEATHER CREEK CROSSING

MULTIPLE BUILDING SITES

## LISTING PRESENTED BY:



**STEPHEN REICH**  
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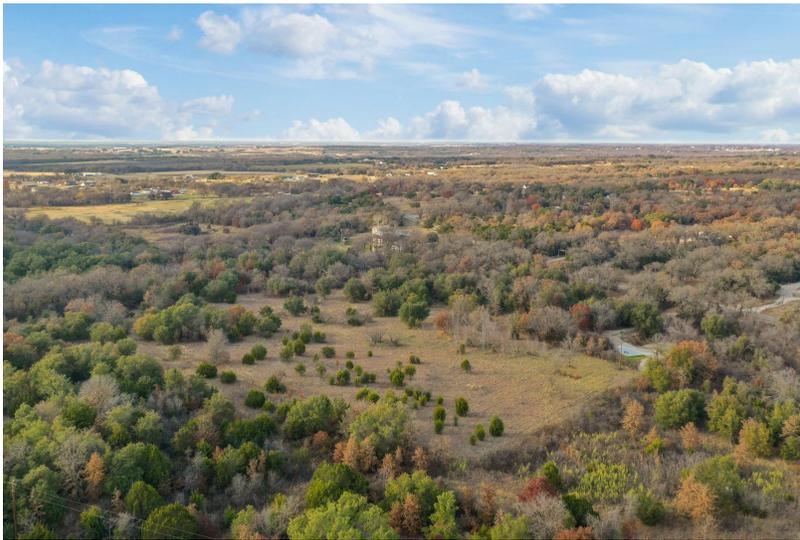


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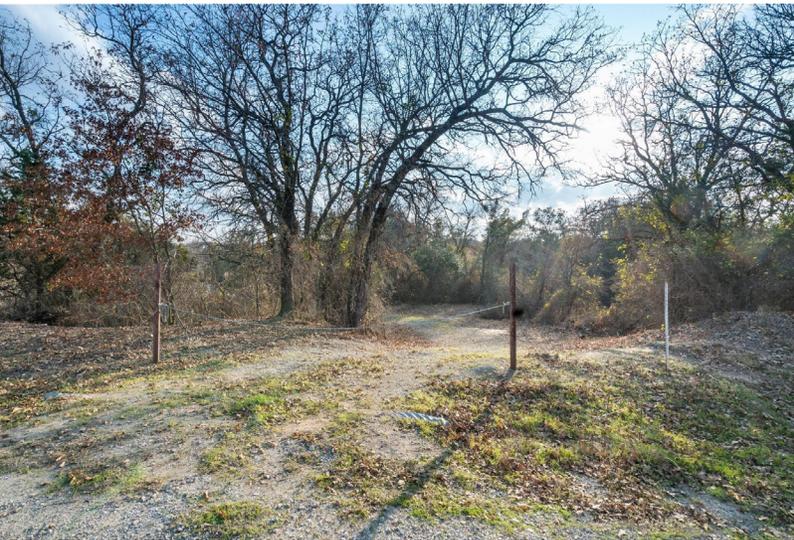
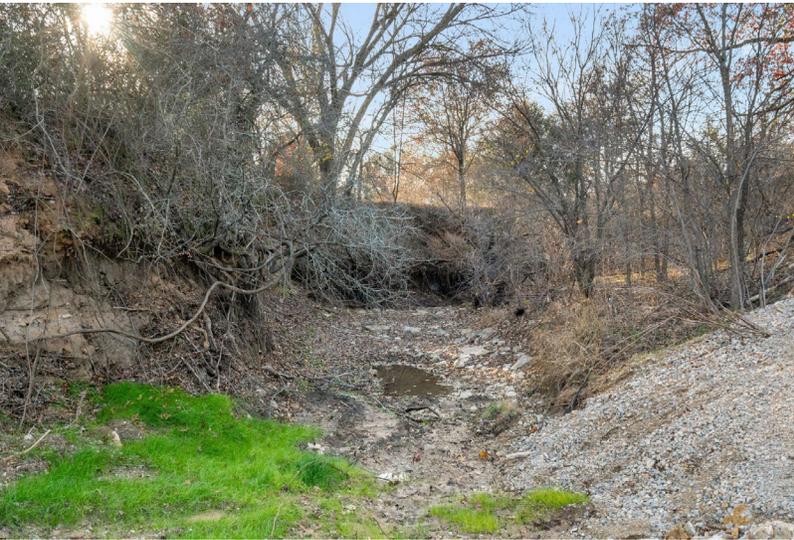
**PROPERTY WEBSITE LINK:**  
[stephenreichgroup.com/20801286](http://stephenreichgroup.com/20801286)



# PROPERTY PHOTOS



# PROPERTY PHOTOS



# AERIAL MAP



# CONTOUR LINES & FLOODPLAIN

