

7435 COUNTY ROAD 265, Dublin, Texas 76446
7435 County Road 265
Dublin, TX 76446

\$3,195,000
314± Acres
Erath County



7435 COUNTY ROAD 265, Dublin, Texas 76446
Dublin, TX / Erath County

SUMMARY

Address

7435 County Road 265

City, State Zip

Dublin, TX 76446

County

Erath County

Type

Farms, Ranches, Residential Property, Horse Property, Single Family, Lot

Latitude / Longitude

32.009286 / -98.173574

Dwelling Square Feet

2304

Bedrooms / Bathrooms

4 / 2.5

Acreage

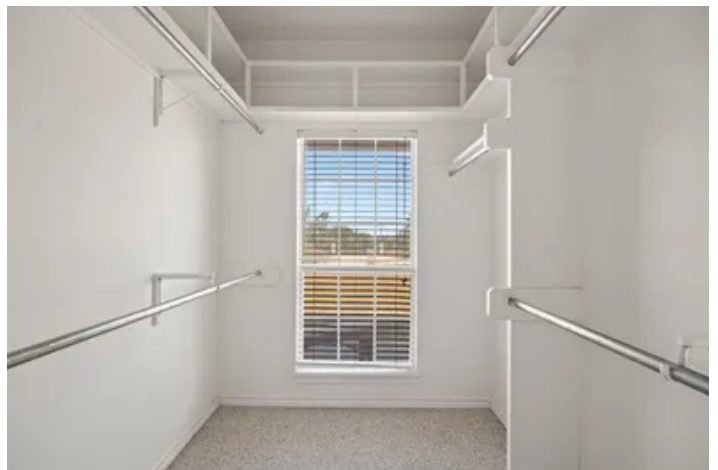
314

Price

\$3,195,000

Property Website

<https://ranchmanproperties.com/detail/7435-county-road-265-dublin-texas-76446-erath-texas/42474/>



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PROPERTY DESCRIPTION

Beautiful Ranch Home on 314 beautiful acres. If you want country life this is it! 2304 sq ft custom ranch house, 4 bedrooms 2.5 baths beautiful wood floors open concept living kitchen, master on first floor 3 bedrooms up stairs with Jack & Jill bathroom. Relax on the beautiful custom patio with built in smoker & Pit. Bonus is a Big Ass Fan, not only does it look cool it is cool! The land is amazing for hunting, fishing, grazing and exploring. There are 27 acres of cultivated land that is perfect for a deer plot & 3 stock tanks. There is one of the stock tank is crystal clear and is stocked with huge catfish, a fisherman's dream. There is a 60'x40' metal barn with concrete floors and electric, with 60'x30' overhangs on 2 sides, and a 40'x20 approach to the overhead door. There is also a RV hookup with water. Bring your horses, cows, goats, chickens there is room for everything!



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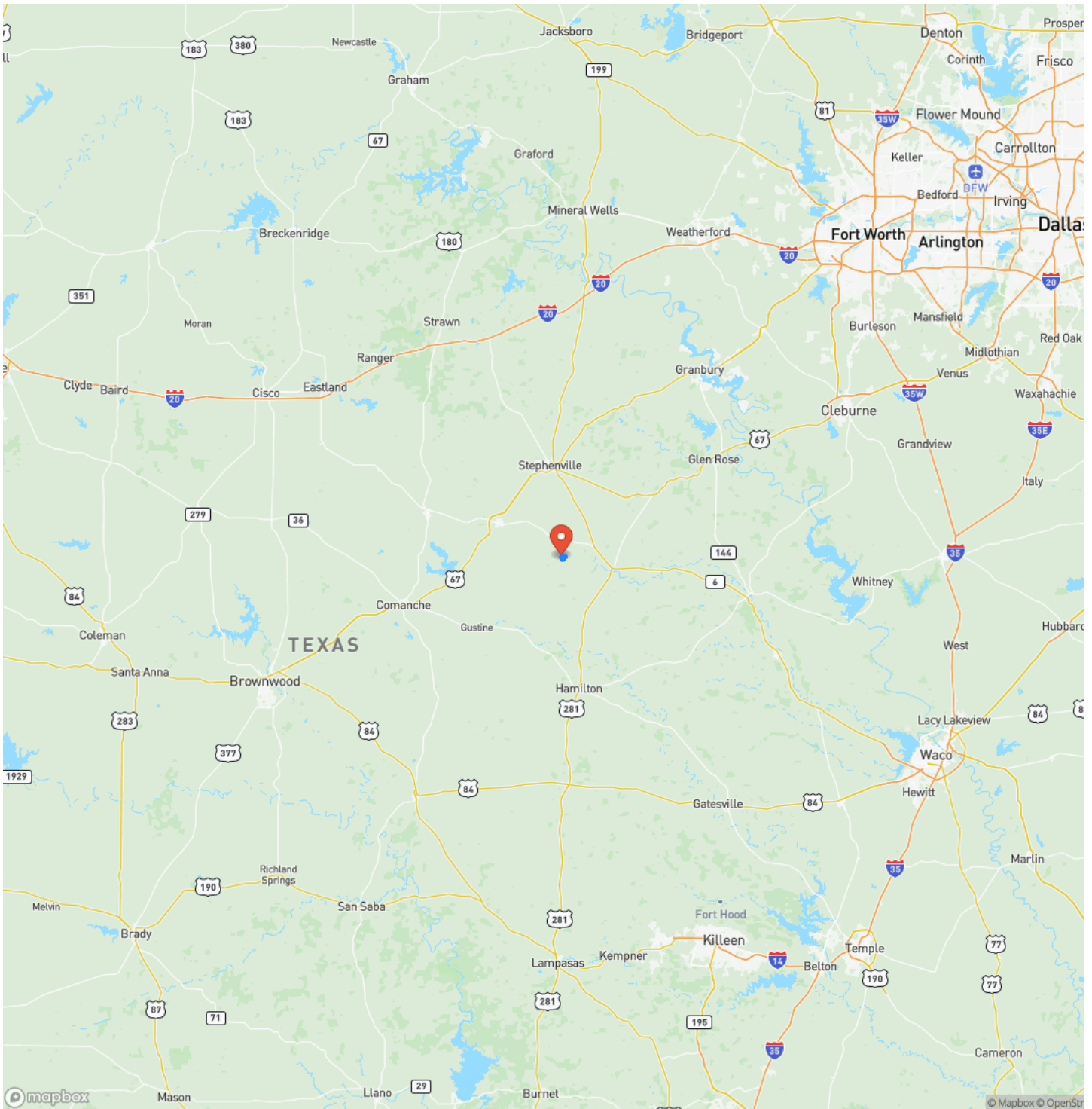


Locator Map



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Locator Map



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Satellite Map



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LISTING REPRESENTATIVE

For more information contact:



Representative

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City / State / Zip

NOTES



This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



MORE INFO ONLINE:
RanchmanProperties.com

DISCLAIMERS

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



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