

CR 230, Weimar - 106.077 Acres on FM 532 / Hasse Rd
TBD CR 230
Weimar, TX 78962

\$1,485,000
106.070± Acres
Colorado County



**CR 230, Weimar - 106.077 Acres on FM 532 / Hasse Rd
Weimar, TX / Colorado County**

SUMMARY

Address

TBD CR 230

City, State Zip

Weimar, TX 78962

County

Colorado County

Type

Hunting Land, Horse Property, Ranches, Recreational Land

Latitude / Longitude

29.594322 / -96.796418

Taxes (Annually)

236

Acreage

106.070

Price

\$1,485,000

Property Website

<https://bubelarealestate.com/property/cr-230-weimar-106-077-acres-on-fm-532-hasse-rd-colorado-texas/84399/>



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PROPERTY DESCRIPTION

106.077 Acres on FM 532 and Hasse Rd, Weimar, TX 78962

Overview:

Discover the beauty and versatility of this remarkable 106.077-acre tract of land, located in the Oakland Area of Weimar, Texas. With a dynamic elevation change of +/- 60 feet ranging from 250 to 310 feet above sea level, this property offers stunning panoramic views of the surrounding countryside.

Land Features:

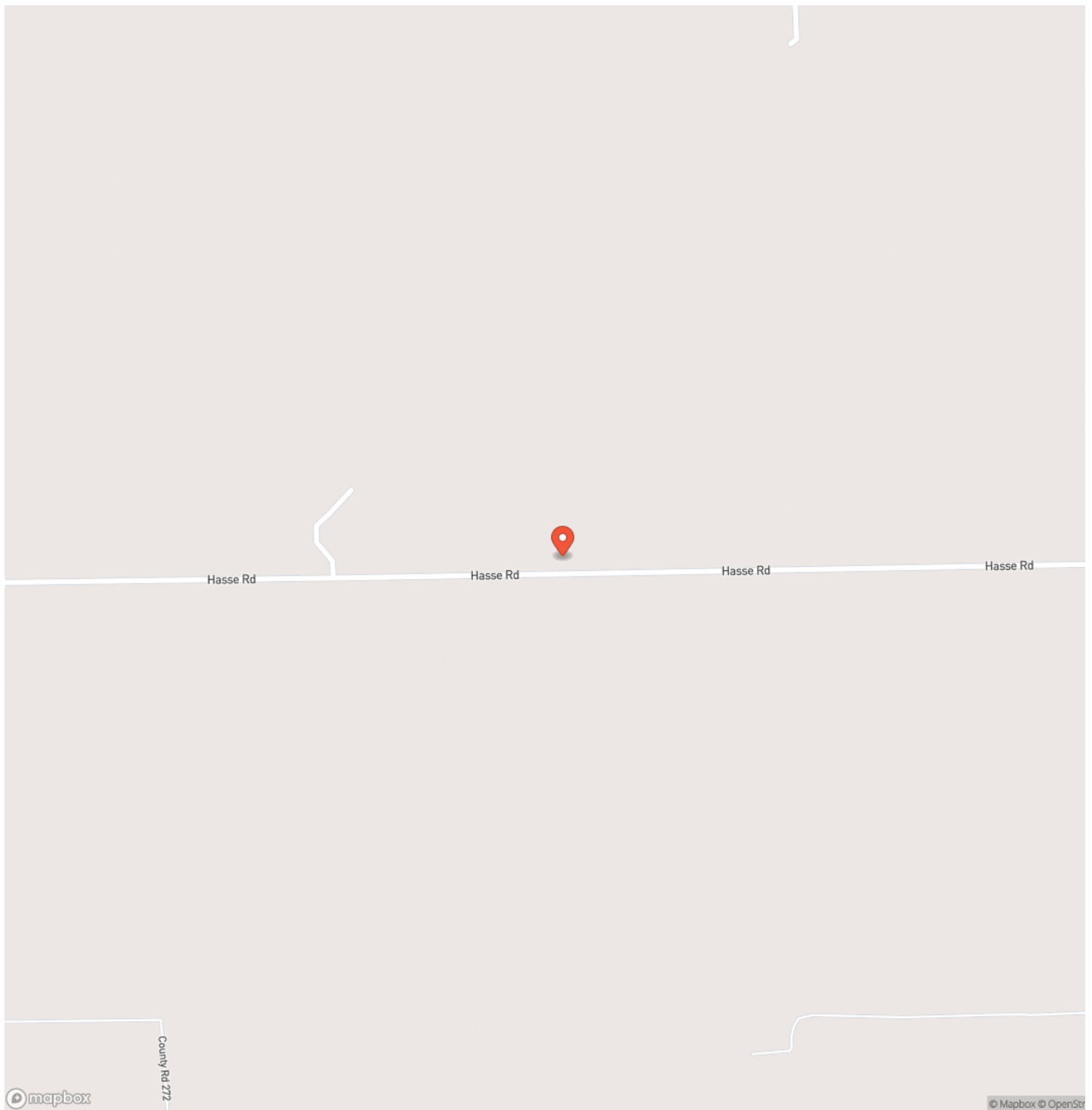
- Pastures: The property is divided into five picturesque pastures, all equipped with cross fencing for effective management. The layout includes:
 - Two northern pastures, each approximately 20 acres, easily accessible via FM 532.
 - A central pasture without creek frontage, measuring around 10 acres.
 - A larger central pasture enriched by the flow of McKinnon Branch Creek, totaling about 37 acres.
 - A southern pasture, with Hasse Road frontage, spanning approximately 16 acres.
- Access Points: Convenient access is provided via two entrances, one from FM 532 and another from Hasse Road.
- Water Features: Approximately 2400 feet of McKinnon Branch Creek gracefully meanders through the southern center of the property. The creek is adorned with beautiful rock formations and includes a reliable, cemented crossing for easy transit from north to south of the creek.
- Natural Attractions: This tranquil landscape is dotted with majestic live oaks and large pecans surrounding the creek, creating a serene environment. The property is teeming with wildlife, including deer, turkey, hogs, and a variety of birds, offering abundant opportunities for nature enthusiasts.
- Historical Significance: The property holds a rich history, once owned by the legendary Jim Bowie. An old homestead home remains on-site, suitable for renovation or removal, alongside cattle pens and a hand-dug well for historical preservation enthusiasts.
- Clean Slate: The land is free of pipelines and easements, making it a pristine vanilla tract for your dreams.

Potential Uses:

Whether you envision building your dream home with sprawling views, developing a recreational retreat with hunting capabilities, or establishing agricultural operations, this property presents many possibilities.

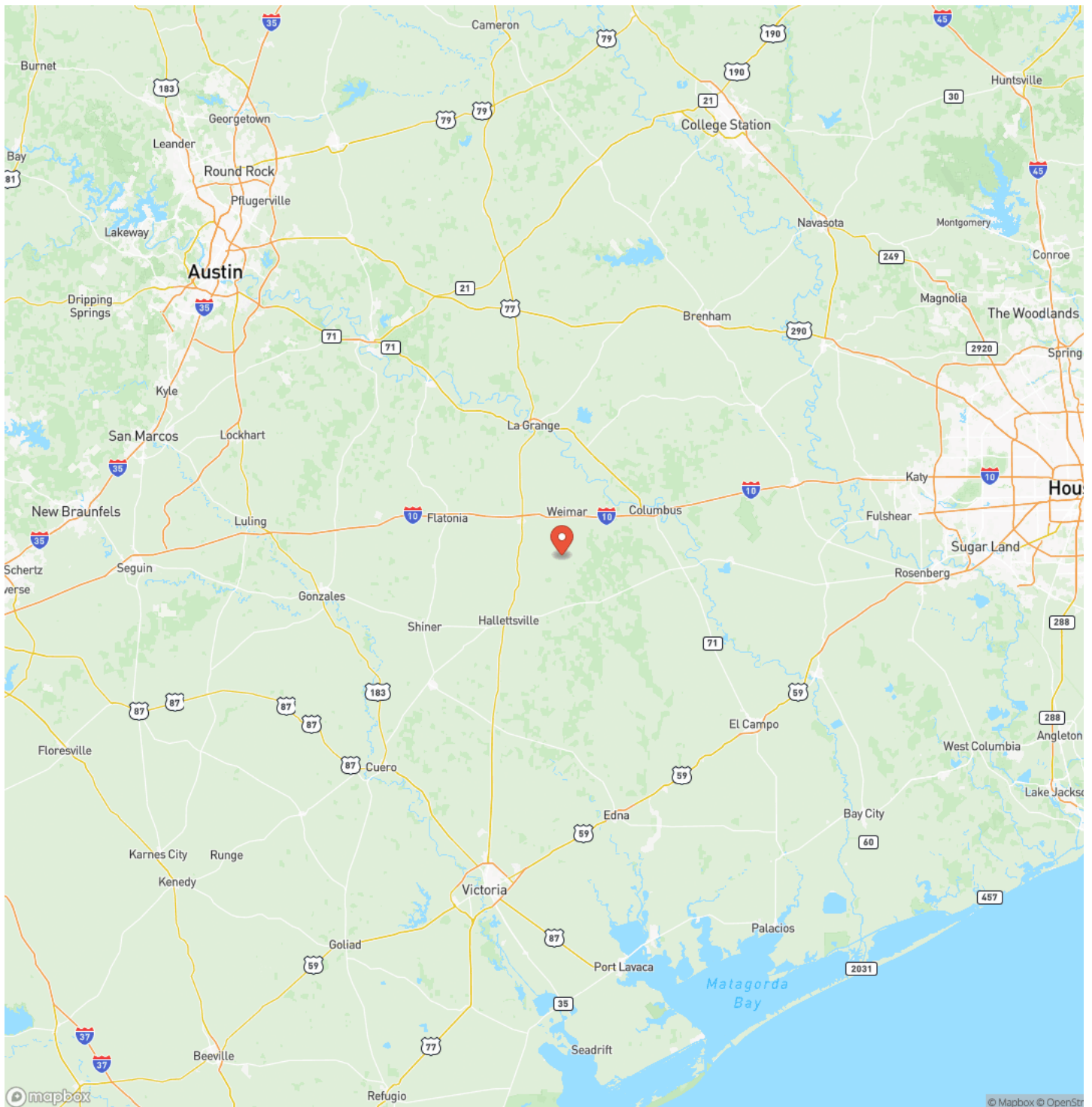


Locator Map



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Locator Map



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Satellite Map



**CR 230, Weimar - 106.077 Acres on FM 532 / Hasse Rd
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LISTING REPRESENTATIVE

For more information contact:



Representative

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City / State / Zip

NOTES

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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.

DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

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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