

TBD 30+- Acres Cr 495, Hawley, Texas 79525

MLS#: 21016754 **N** Active
Property Type: Land

TBD 30+- Acres Cr 495 Hawley, TX 79525
SubType: Unimproved Land

LP: \$225,000
OLP: \$225,000

Recent: **07/30/2025 : NEW**



Subdivision: None
County: Jones
Country: United States
Parcel ID: [12825](#)
Lot: Block:
Spcl Tax Auth:

Lst \$/Acre: \$7,500.00

Lake Name:

Plan Dvlpm:

MultiPrcl: No MUD Dst: No
PID:No

Land SqFt: 1,306,800 Acres: 30.000 \$/Lot SqFt: \$0.17
Lot Dimen: Will Subdv: Yes

HOA: None
HOA Website:
HOA Management Email:

HOA Co:

General Information

AG Exemption: Yes

Wells:

Bottom Land Ac:

School Information

School Dist: Hawley ISD
Elementary: Hawley

Middle: Hawley

High: Hawley

Features

Lot Description: Acreage
Lot Size/Acres: 10 to < 50 Acres
Present Use:
Zoning Info: None
Development: Unzoned
Street/Utilities: All Weather Road, City Water, Co-op Electric
Road Front Desc: County Road
Soil:
Surface Rights:

Restrictions: No Known Restriction(s)
Easements: Utilities
Type of Fence:
Exterior Bldgs:

Miscellaneous:
Prop Finance: 1031 Exchange, Cash, Conventional
Possession: Closing/Funding

Remarks

Property Description: Discover the perfect opportunity with this expansive 30+ acre property, boasting unrestricted land and dual county road frontage, ideally located near the new AI facility in Abilene. With essential utilities such as county water and electricity readily available, this prime parcel is perfect for developing an RV park, a subdivision, or your dream homesite. Additionally, neighboring properties have successfully drilled test wells, confirming a reliable water source. More acreage is available, providing endless possibilities for your vision. Don't miss out on this exceptional investment opportunity! **Buyers & Buyer's Representative to Verify Utilities, Measurements, Schools, Taxes, & All Other Information**

Public Driving Directions: From the intersection of fm 605 and cr 495 in hodes, head north on 495 approx 3.25 miles to property on the right

Seller Concessions YN:

Agent/Office Information

CDOM: 2

DOM: 2

LD: 07/30/2025 XD: 01/30/2026

List Type: Exclusive Right To Sell

List Off: [Trinity Ranch Land Abilene](#) (TRLAB) 325-261-0319
LO Addr: 4101 US Hwy 83 Tuscola, Texas 79562
List Agt: [Matthew Stovall](#) (0737174) 432-638-5716
LA Email: Matthew@trinityranchland.com
LA Website:

LO Fax: 254-725-4184 Brk Lic: 0432195
LO Email: karen@trinityranchland.com
LA Cell: 432-638-5716 LA Fax:
LA Othr: LA/LA2 Texting:
LO Sprvs: Karen Lenz (0432195) 254-725-4181

Showing Information

Call: Agent
Keybox #: 0000
Show Instr: Courtesy call listing agent.
Showing:

Appt: 432-638-5716
Keybox Type: None

Owner Name: LSM Land LLC
Seller Type: Standard/Individual

