

Lot 9 TBD FM 1226, Hawley, Texas 79525

MLS#: 20783118 Pending
Property Type: Land

Lot 9 TBD FM 1226 Hawley, TX 79525
SubType: Unimproved Land

LP: \$28,500
OLP: \$24,500

Recent: 07/03/2025 : PEND : AC->P



PROPERTY LINES ARE APPROXIMATE

Subdivision: Honey Dunes
County: Jones
Country: United States
Parcel ID: [24738](#)
Lot: **Block:**
Spcl Tax Auth:

Lst \$/Acre: \$27,941.18

Lake Name:

Plan Dvlpm:

MultiPrcl: No **MUD Dst:** No
PID:No

Land SqFt: 44,431 **Acres:** 1.020 **\$/Lot SqFt:** \$0.64
Lot Dimen: **Will Subdv:** Subdivided

HOA: None
HOA Website:
HOA Management Email:

HOA Co:

General Information

Land Leased: **# Tanks/Ponds:** 0 **Cultivated Acres:**
AG Exemption: No **# Wells:** 0 **Bottom Land Ac:**

School Information

School Dist: Hawley ISD
Elementary: Hawley **Middle:** Hawley **High:** Hawley

Features

Lot Description: Acreage
Lot Size/Acres: 1 to < 3 Acres
Present Use: Residential
Zoning Info: N/A
Development: Plat Approved
Street/Utilities: City Water, Electricity Available
Soil:
Surface Rights:

Restrictions: Deed
Easements: Access, Utilities
Type of Fence:
Exterior Bldgs:

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

Remarks

Property Description: This property offers a prime location just minutes from Hawley in Hawley ISD and a short commute to Abilene, making it ideal for families and professionals alike. The site permits mobile homes that are five years or newer, providing flexibility for potential buyers. Seller financing is available, enhancing accessibility for interested parties. Essential utilities, including Hawley water, AEP underground electric, and Taylor Telecom fiber are currently being installed and will be completed shortly, ensuring modern conveniences for future residents. Brand new private road built to county specs is under construction and will be completed once all utilities are in. Seller Financing available priced at \$28,000. **Buyer to Verify all Schools & Utilities**

Public Driving Directions: From the intersection of US Hwy 277 and Ave E in Hawley, head East on Ave E (will turn into FM 1226) and travel approx. 2.15 miles to property on right.

Seller Concessions YN:

Agent/Office Information

CDOM: 215 **DOM:** 215 **LD:** 11/15/2024 **XD:**
List Type: Exclusive Right To Sell

List Off: [Trinity Ranch Land Abilene](#) (TRLAB) 325-261-0319 **LO Fax:** 254-725-4184 **Brk Lic:** 0432195
LO Addr: 4101 US Hwy 83 Tuscola, Texas 79562 **LO Email:** karen@trinityranchland.com
List Agt: [Matthew Stovall](#) (0737174) 432-638-5716 **LA Cell:** 432-638-5716 **LA Fax:**
LA Email: Matthew@trinityranchland.com **LA Othr:** **LA/LA2 Texting:** Yes/
LA Website: **LO Sprvs:** Karen Lenz (0432195) 254-725-4181

Showing Information

Call: Agent **Appt:** 432-638-5716 **Owner Name:** LSM Land
Keybox #: 0000 **Keybox Type:** None **Seller Type:** Standard/Individual
Show Instr: Go show.
Showing:

Pending Information

Pending Information

Contract Date: 06/18/2025

Prepared By: Kaedy Stovall Trinity Ranch Land Cisco on 07/03/2025 18:28

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