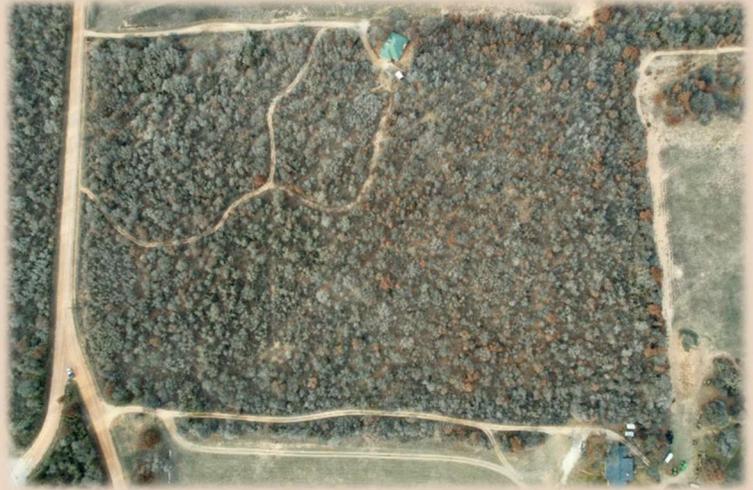


19+/-Acres Jones County

Beautiful, pristine property adorned with Oaks and thick shinnery, is a canvas waiting to be shaped according to your own needs & preferences! To be surveyed out of a larger tract, these 19 acres boast ample cover, providing a sanctuary for the abundant wildlife that roams the area!! This property's proximity to FM 1226, being only a couple hundred yards away, makes it easily accessible! Approximately 20 minutes from Abilene, 12 minutes from Lake Fort Phantom, and only 4 minutes from Twisted Oaks Golf Course, gives this property a strategic location with access to city amenities and recreational options! Per the seller, Hawley Water & Big Country Electric are available on CR 357, but no feasibility study has been done. ****Buyer's Agent to verify Schools & Utilities****



\$133,000

Joshua Smith, Realtor
325-200-9361
joshua@trinityranchland.com

www.trinityranchland.com

225 SW 5th Street
Cross Plains,
Texas 76443
254-725-4181



601 I-20 Frontage
Cisco, Texas
76437
254-442-4181

All information contained herein is supplied by the seller to the best of his/her knowledge. Trinity Ranch Land assumes no responsibility for misprints for misinformation provided to us. We will assist all buyers in verifying the information contained herein to the best of our ability.

19+/-Acres Jones County

- County – Jones
- Schools – Anson I.S.D.
- Pasture – Native Grasses
- Cultivated – None
- Surface Water – None
- Water – Hawley Water
- Soil Type – Sandy Loam
- Terrain – Flat
- Hunting – Whitetail Deer, Dove, & Hogs
- Outbuildings – None
- Minerals owned – Unknown
- Minerals Convey – Unknown
- Ag Exempt – Yes
- Taxes - \$37
- Price Per Acre - \$7,000
- Price - \$133,000
- MLS - 20520684



225 SW 5th Street
Cross Plains,
Texas 76443
254-725-4181



601 I-20 Frontage
Cisco, Texas
76437
254-442-4181

All information contained herein is supplied by the seller to the best of his/her knowledge. Trinity Ranch Land assumes no responsibility for misprints for misinformation provided to us. We will assist all buyers in verifying the information contained herein to the best of our ability.