

5+/- Acres Eastland County

A wonderful piece of Texas land boasting mature Oak trees spaced about the open native grassland. This beautiful property could be used for that much wanted homestead, investment, or to keep as is for all your recreational & outdoor needs! Land ID shows property to be on the Trinity Aquifer with water wells on neighboring properties ranging from 40'-80' deep producing 3-28 GPM, and electricity is available through Comanche Co-op. The mature trees provide ample shade and cover for you or your animals during those excessively hot days of summer! Located 7 miles west of Cisco and 35 miles east of Abilene provides the opportunity for tranquil, country living while being close to the luxuries of life. For the avid outdoorsman - Possum Kingdom Lake, Hubbard Creek Lake, Lake Daniel, Lake Leon, Proctor Lake, Lake Brownwood, & many Hunting Ranches are all within or close to an hour's drive! Per the County Appraiser & pending survey, acreage meets the minimum requirement for Bee Hives to regain the Ag-Exemption! Schedule your showing today as this won't last long!! Additional acreage with home available! ****Buyer's Agent to verify Schools & Utilities****



\$74,999

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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 or misinformation provided to us. We will assist all buyers in verifying the information contained herein to the best of our ability.

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- County – Eastland
- Schools – Cisco I.S.D.
- Surface Water – None
- Soil Type – Sandy Loam
- Terrain – Slightly Rolling
- Hunting – Whitetail, Hogs, Turkey, Dove
- Minerals Owned – Unknown, will convey if any
- Ag Exempt – No
- Taxes – \$636
- Price – \$74,999
- Price Per Acre – \$15,000
- MLS – 20778470



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