

125.5 ac Keaton Rd
1890 Keaton Rd
Sanger, TX 76266

\$3,900,000
125.500± Acres
Denton County



125.5 ac Keaton Rd
Sanger, TX / Denton County

SUMMARY

Address

1890 Keaton Rd

City, State Zip

Sanger, TX 76266

County

Denton County

Type

Residential Property, Ranches, Undeveloped Land

Latitude / Longitude

33.34552900 / -97.18686900

Dwelling Square Feet

1768

Bedrooms / Bathrooms

3 / 2

Acreage

125.500

Price

\$3,900,000



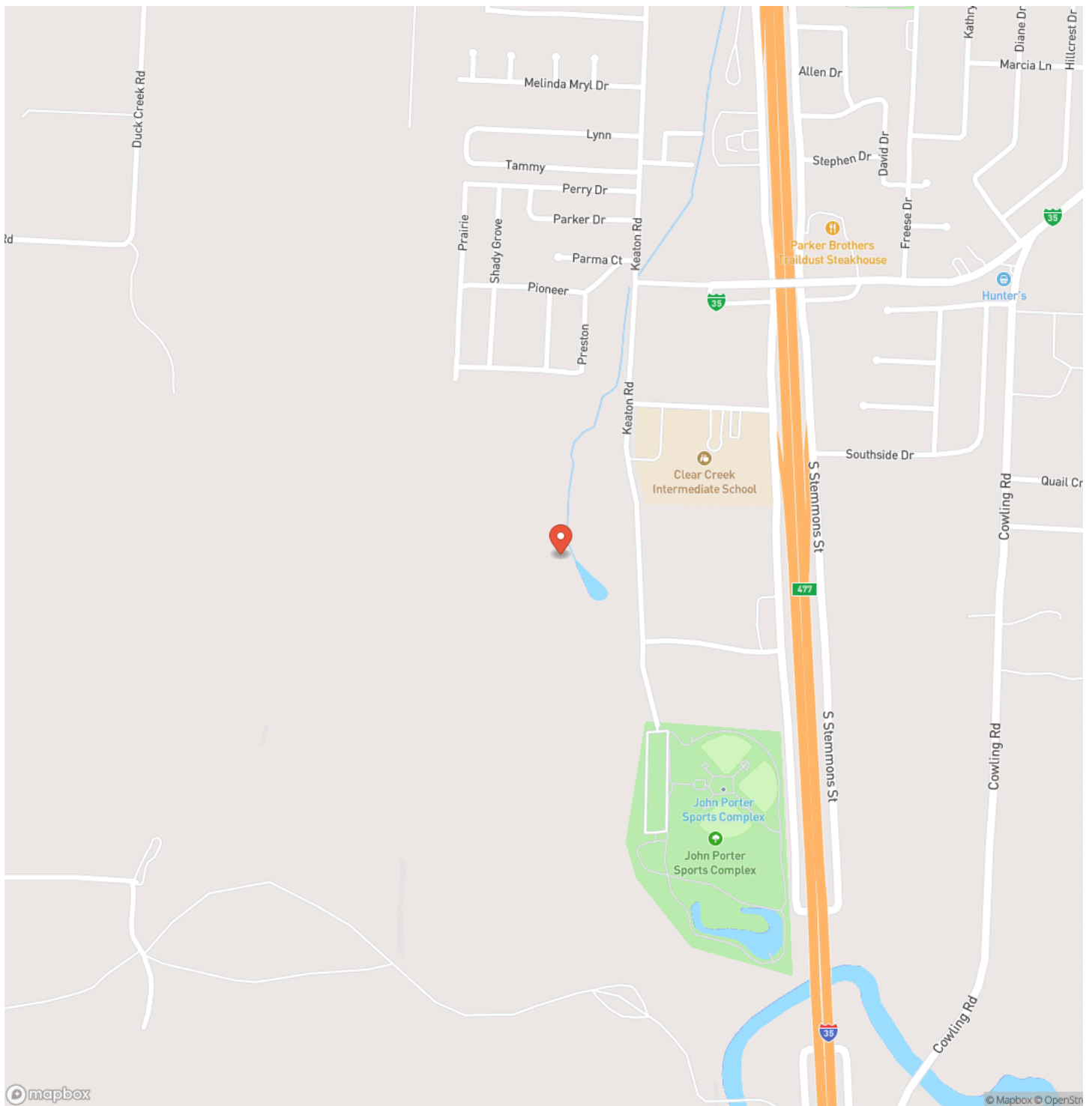
PROPERTY DESCRIPTION

Beautiful 125.5 acre ranch in Sanger, TX less than half a mile from I 35! Awesome views with 20 feet of elevation change. A combination of pastures and massive pecan trees with 2 ponds. A small creek runs on the backside of the property. Well water. The property includes an older home that has rental potential, two barns, and a 1600 sq ft. commercial building currently being used as a Cross Fit business. Acreage includes a loafing shed and pen for horses. Conveniently located and within walking distance to the Sanger Sports Park! Information deemed reliable but not guaranteed. Buyer and Buyer's agent to verify that all information contained herein is accurate.

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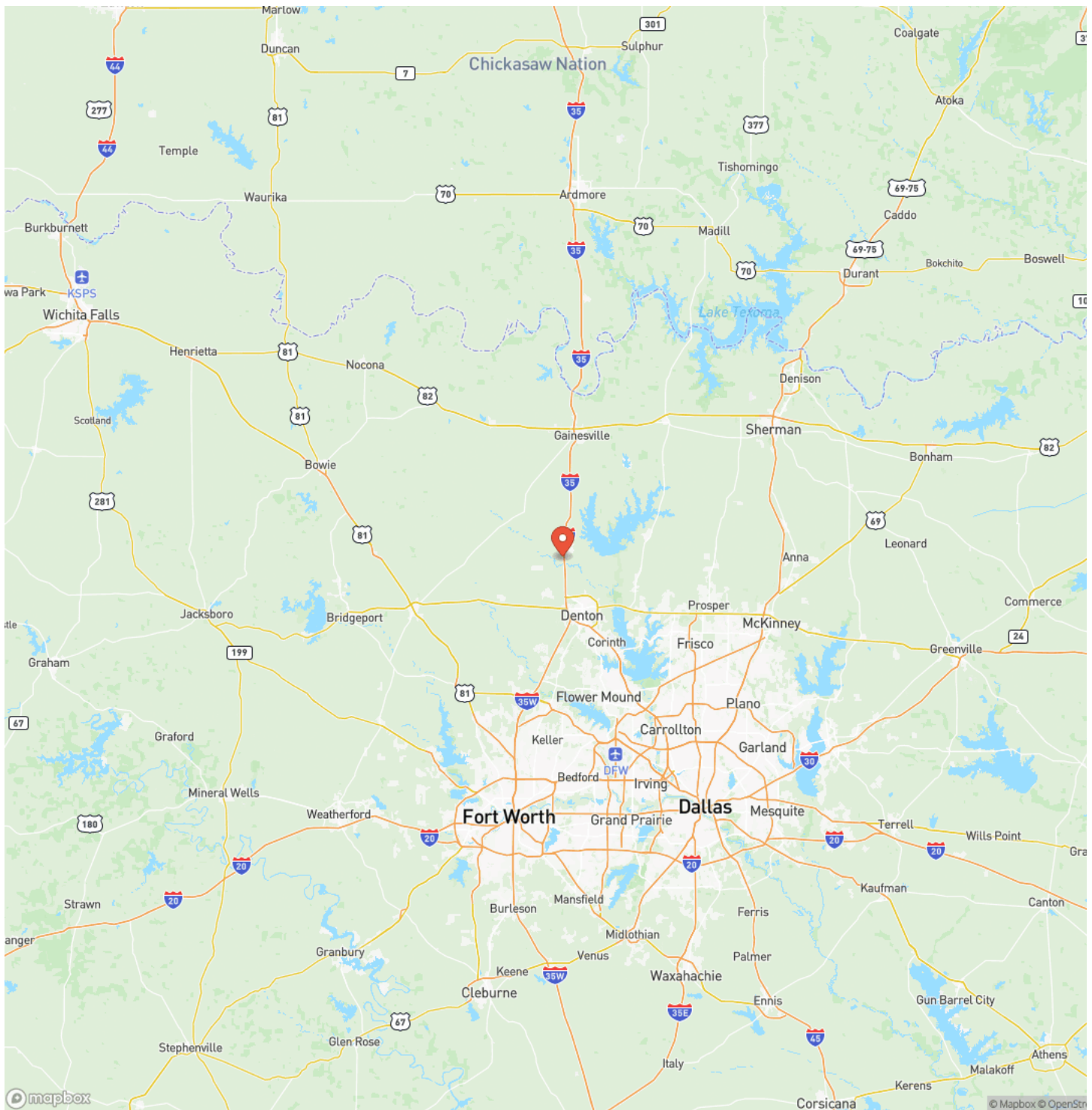


Locator Map



125.5 ac Keaton Rd
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Locator Map



125.5 ac Keaton Rd
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Satellite Map



125.5 ac Keaton Rd
Sanger, TX / Denton County

LISTING REPRESENTATIVE

For more information contact:



Representative

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City / State / Zip

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NOTES

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DISCLAIMERS

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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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