

**Liberty Co - Ducks, Deer, Hogs, Fishing on the Trinity**  
**2001 TEXACO ROAD**  
**Liberty, TX 77575**

**\$875,000**  
**303.390± Acres**  
**Liberty County**



**MOSSY OAK PROPERTIES**  
**OF TEXAS**

**MORE INFO ONLINE:**

**[MoreofTexas.com](http://MoreofTexas.com)**

**Liberty Co - Ducks, Deer, Hogs, Fishing on the Trinity**  
**Liberty, TX / Liberty County**

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**SUMMARY**

**Address**

2001 TEXACO ROAD

**City, State Zip**

Liberty, TX 77575

**County**

Liberty County

**Type**

Hunting Land, Recreational Land, Riverfront, Business Opportunity

**Latitude / Longitude**

30.027791 / -94.830253

**Acreage**

303.390

**Price**

\$875,000

**Property Website**

<https://moreoftexas.com/detail/liberty-co-ducks-deer-hogs-fishing-on-the-trinity-liberty-texas/28285/>



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#### **PROPERTY DESCRIPTION**

Premium East Texas Central Flyway Wetlands property located in Liberty County with Trinity River frontage. Property was developed during the oil boom of Liberty county. Land is marshy, so ponds were dug to make a road and levee system for oil & gas company production. Many years later we have 60 or more ponds and natural wetlands attracting all types of wildlife but top of the list is Waterfowl...Ducks, Ducks, and more Ducks. Then whitetail deer, feral hogs, and small game. There is reported to be good fishing in some of the ponds and Trinity river is right there. Family and Guests can be accommodated in the club house for overnights and there is a large shop/storage barn for securing supplies, equipment, and recreational gear. This is truly a fantastic recreational property well-suited for both the corporate buyer wanting a destination property for entertainment and the recreational buyer wanting a turn-key hunting property for year-round enjoyment.

#### **Improvements:**

- 1200 sq. ft. Club House - den, kitchen, bathrooms, & bedrooms
- 2842 sq. ft. Metal Shop Bldg.
- Gated and locked entrances
- electricity, water, & sewer in place

#### **Land:**

- 65+/- ponds on the property with roads and levees for easy access.
- 2650+/- feet of Trinity River Frontage

Directions: From Liberty at the intersection of FM 2684 & Hwy 90 travel west towards Dayton. Travel 2 miles over the bridge and turn left on Texaco Road. Travel south 2.45 miles and the property entrance will be on your right. Look for red pipe fence and gate. From Dayton at the intersection of 321 and Hwy 90 travel east 3.81 miles turning right onto Texaco Road. The south 2.45 miles and the gated entrance is on your right.

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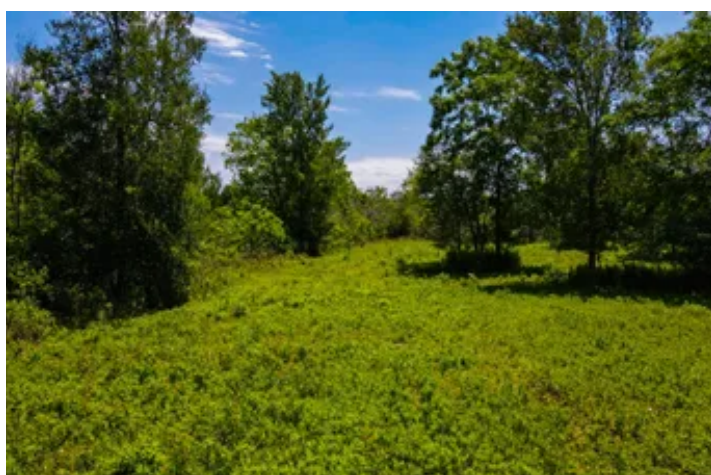
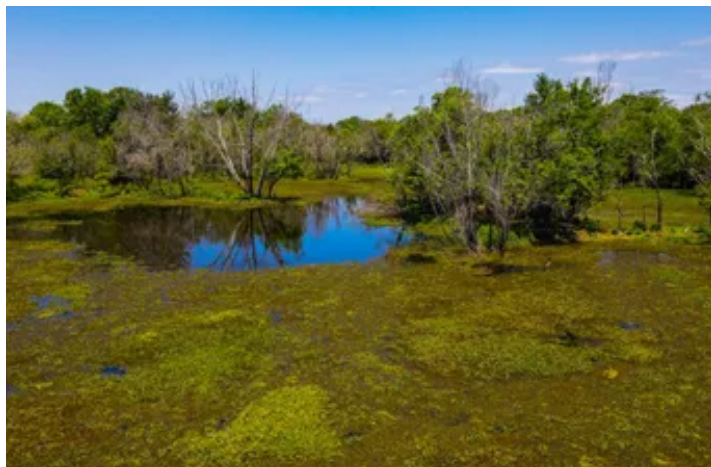
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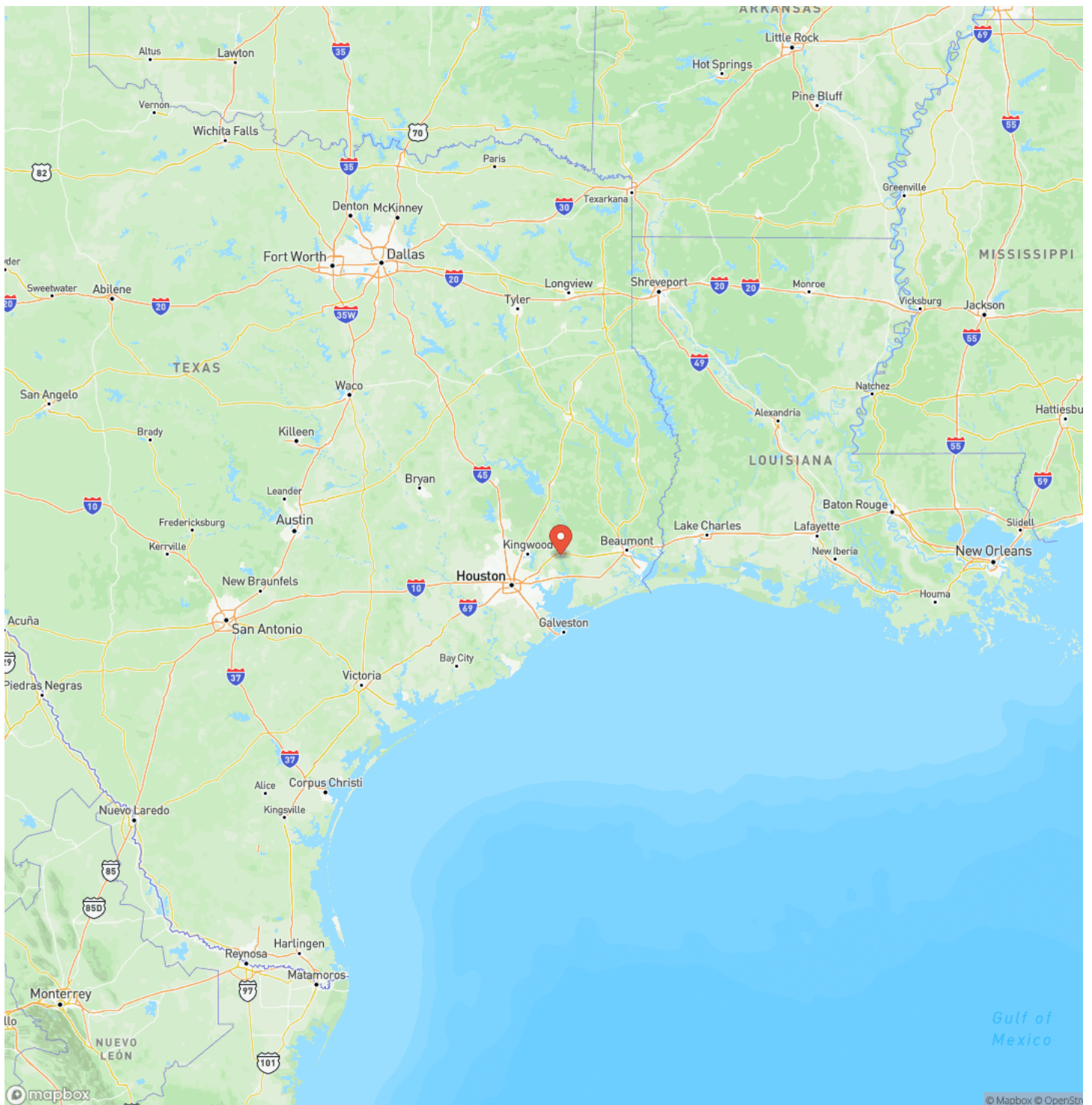


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## Locator Map



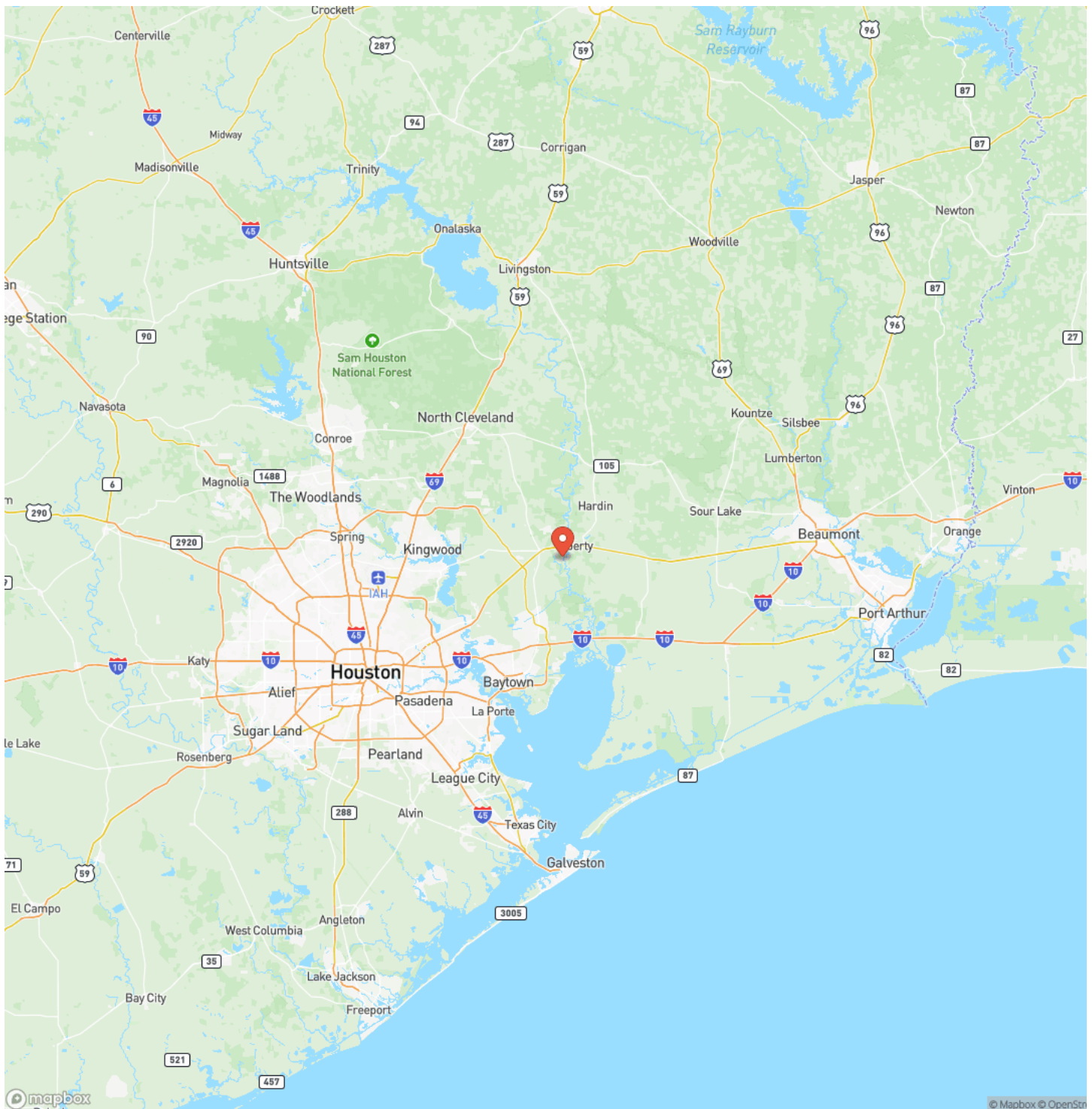
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## Locator Map



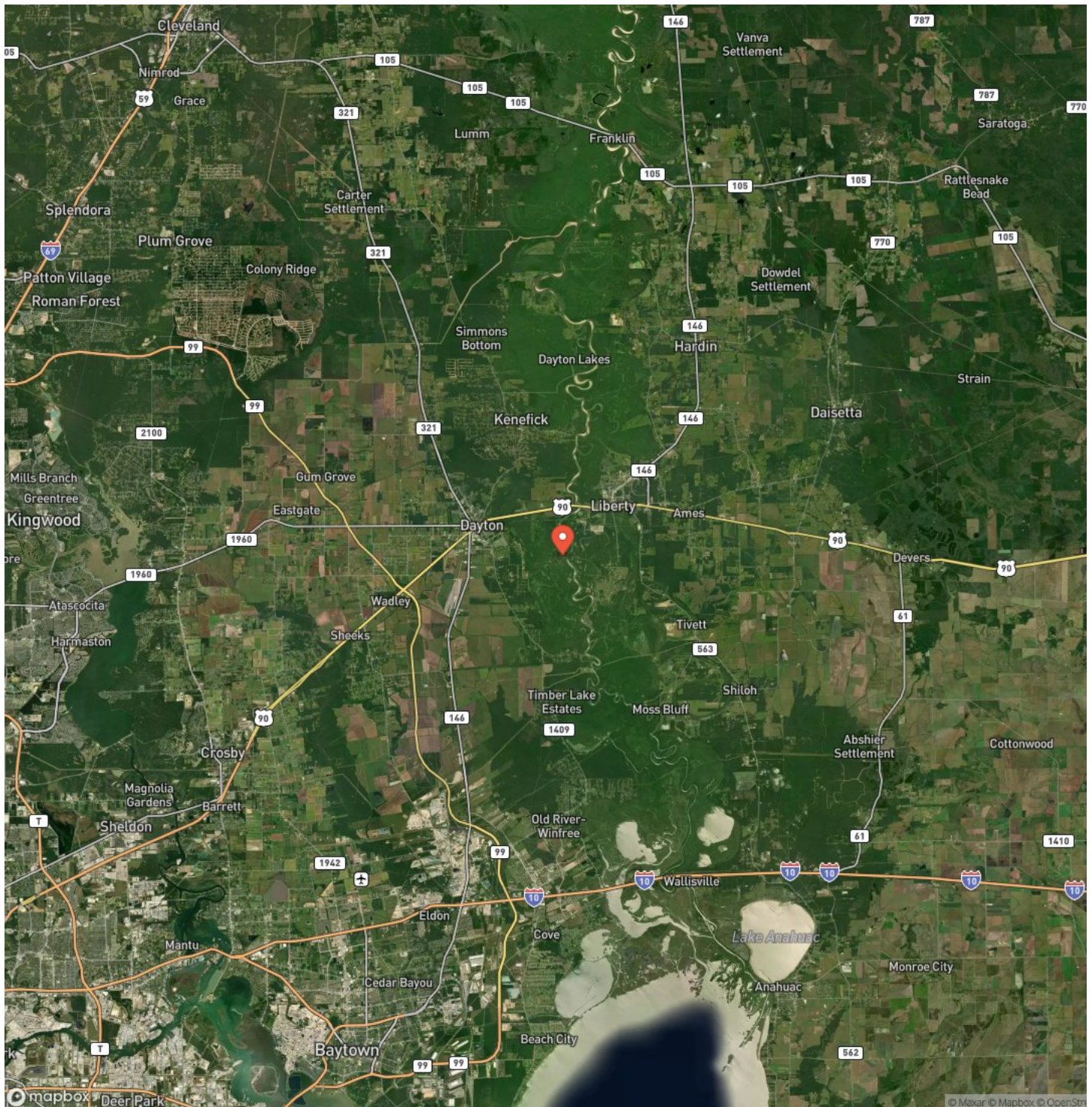
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## Satellite Map



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## Liberty Co - Ducks, Deer, Hogs, Fishing on the Trinity Liberty, TX / Liberty County

## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Stephen Schlein

## Mobile

(936) 205-1831

## Office

(936) 205-1831

## Email

sschlein@mossyoakproperties.com

**Address**

800 S John Redditt Drive #1801

## City / State / Zip

Lufkin, TX 75902

## NOTES

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## This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



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**Mossy Oak Properties of Texas**

4000 W University Dr

Denton, TX 76207

(833) 466-7389

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