

**45.8 Acre High Fenced
Hunting/Recreational Tract W/Water &
Electric Cherokee County
Alto, TX 75925**

\$320,915
45.845± Acres
Cherokee County



**MOSSY OAK PROPERTIES
OF TEXAS**

MORE INFO ONLINE:

MoreofTexas.com

45.8 Acre High Fenced Hunting/Recreational Tract W/Water & Electric Cherokee County Alto, TX / Cherokee County

SUMMARY

City, State Zip

Alto, TX 75925

County

Cherokee County

Type

Recreational Land

Latitude / Longitude

31.6504546 / -95.0727175

Acreage

45.845

Price

\$320,915

Property Website

<https://moreoftexas.com/detail/45-8-acre-high-fenced-hunting-recreational-tract-w-water-electric-cherokee-county-cherokee-texas/26023/>



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PROPERTY DESCRIPTION

Great opportunity to own a high-fenced, recreational-hunting property with live creek running throughout the property and with water and electric on site for potential home sites. 45.845 acres with approximately on State Hwy 21 E., in Alto, Texas only 1.5 miles from intersection of Hwy 69 and Hwy 21 E. Rectangular lot with survey available. Numerous roads throughout property for vehicles or ATVS. Plenty of deer, hogs, and wild life. Boundary lines are approximation. Call today before this tract is gone! The information contained herein is deemed reliable but is not warranted or guaranteed by the Broker or Seller. The Broker (G2 Outdoors Brokerage, LLC) does not assume liability for typographical errors, misprints, nor for misinformation that may have been given to us. All property is subject to change, withdrawal, or prior sale. Buyers' agent must be identified on first contact with Broker and must accompany the buyer on showings to receive full fee participation. Otherwise, the fee participation will be at the sole discretion of G2 Outdoors Brokerage, LLC.



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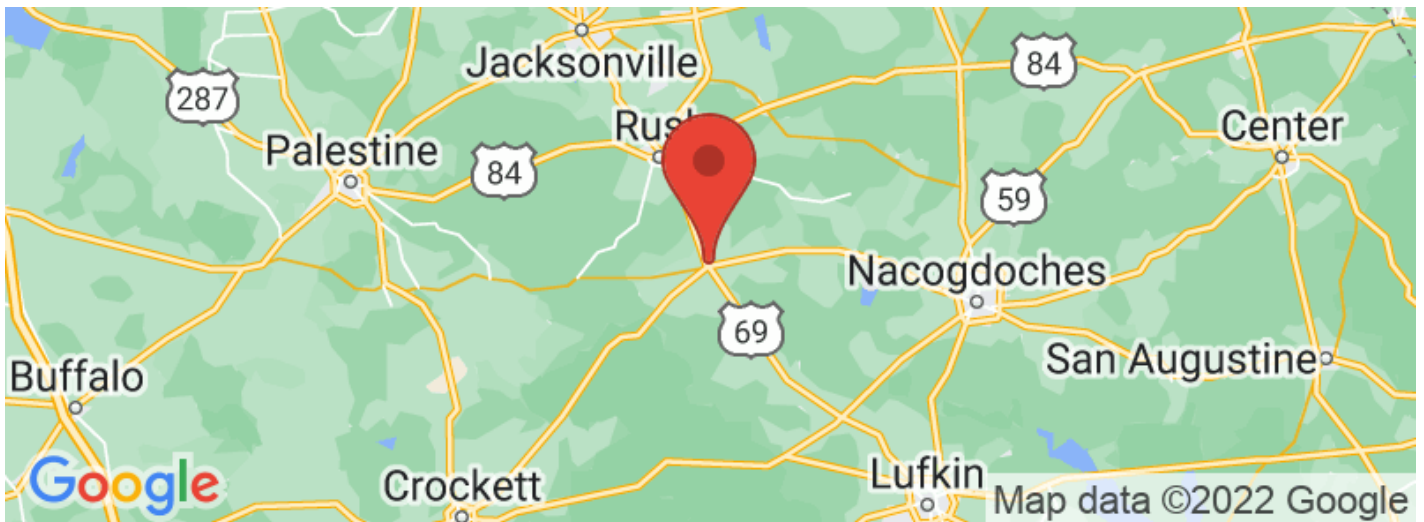
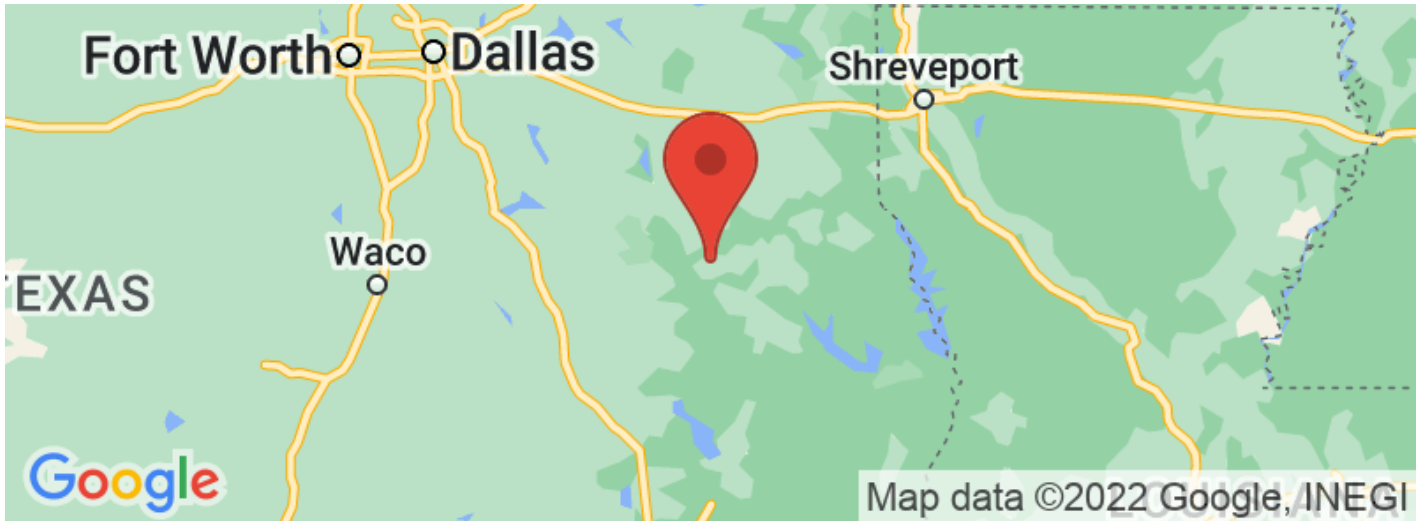
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Locator Maps



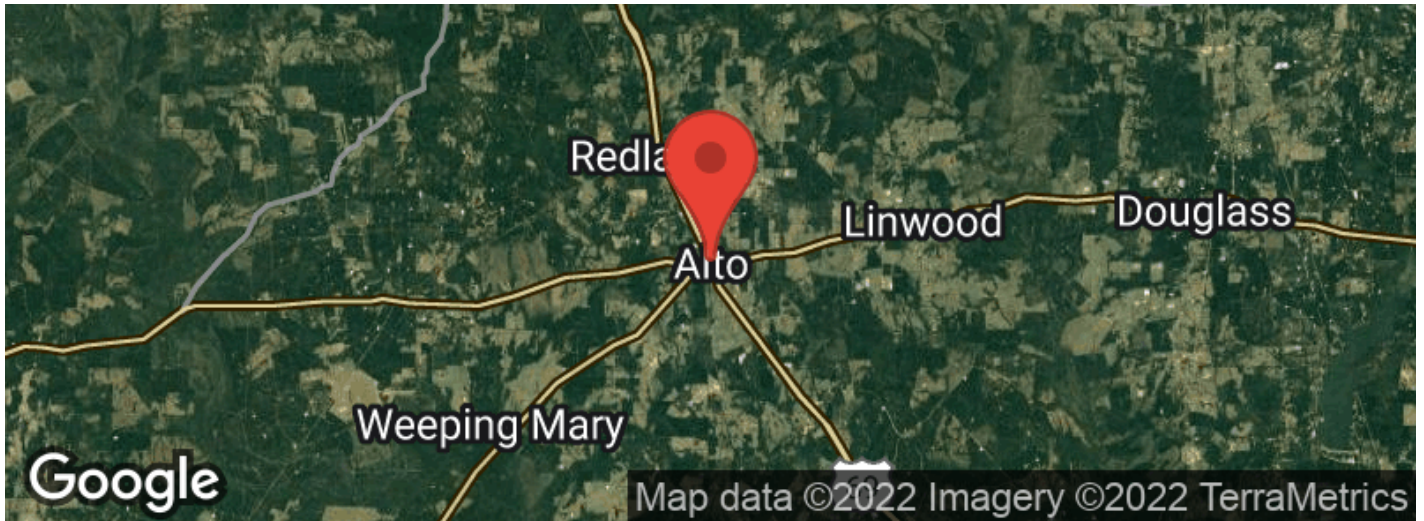
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Aerial Maps



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LISTING REPRESENTATIVE

For more information contact:



Representative

Susan Brock

Mobile

(903) 571-6772

Email

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Address

518 Tyler Street

City / State / Zip

Jacksonville, TX 75766

NOTES

NOTES

This image shows a blank 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.**MOSSY OAK PROPERTIES
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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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