

000 FM 678, Gainesville  
000 FM 678  
Gainesville, TN 76240

**\$1,250,000**  
43.857± Acres  
Anderson County



**000 FM 678, Gainesville**  
**Gainesville, TN / Anderson County**

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**SUMMARY**

**Address**

000 FM 678

**City, State Zip**

Gainesville, TN 76240

**County**

Anderson County

**Type**

Undeveloped Land

**Latitude / Longitude**

33.619117 / -97.015652

**Acreage**

43.857

**Price**

\$1,250,000



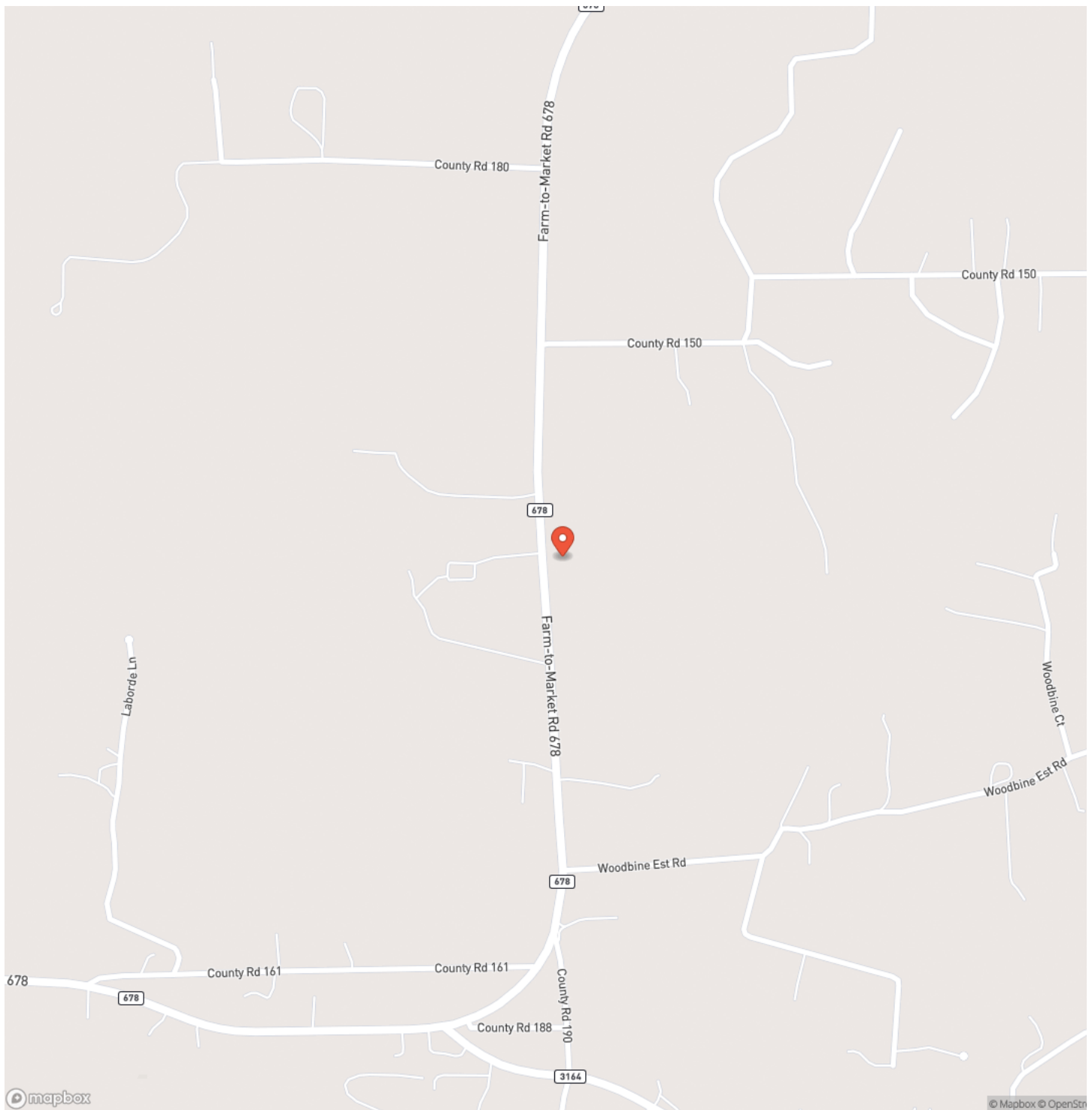


**PROPERTY DESCRIPTION**

Don't miss this incredible 43.857 rolling acres ready for your dream home to be built high on the hill among the perfect mix of hardwood and surrounding pasture that boasts 1,000+ ft of frontage on FM 678. New Woodbine water line stubbed for meter, and co-op electric all the property. Get away from the hustle and bustle of city life to create yourself a beautiful North TX Ranch, yet with quick access to HWY providing short and easy commutes to Sherman, Denison, Gainesville. For lake enthusiasts, Texoma, Ray Roberts and Kiowa are all just a short distance away. Located outside city limits with no known deed restrictions, this is a blank canvas in a sought-after area waiting for y imagination to make it complete!

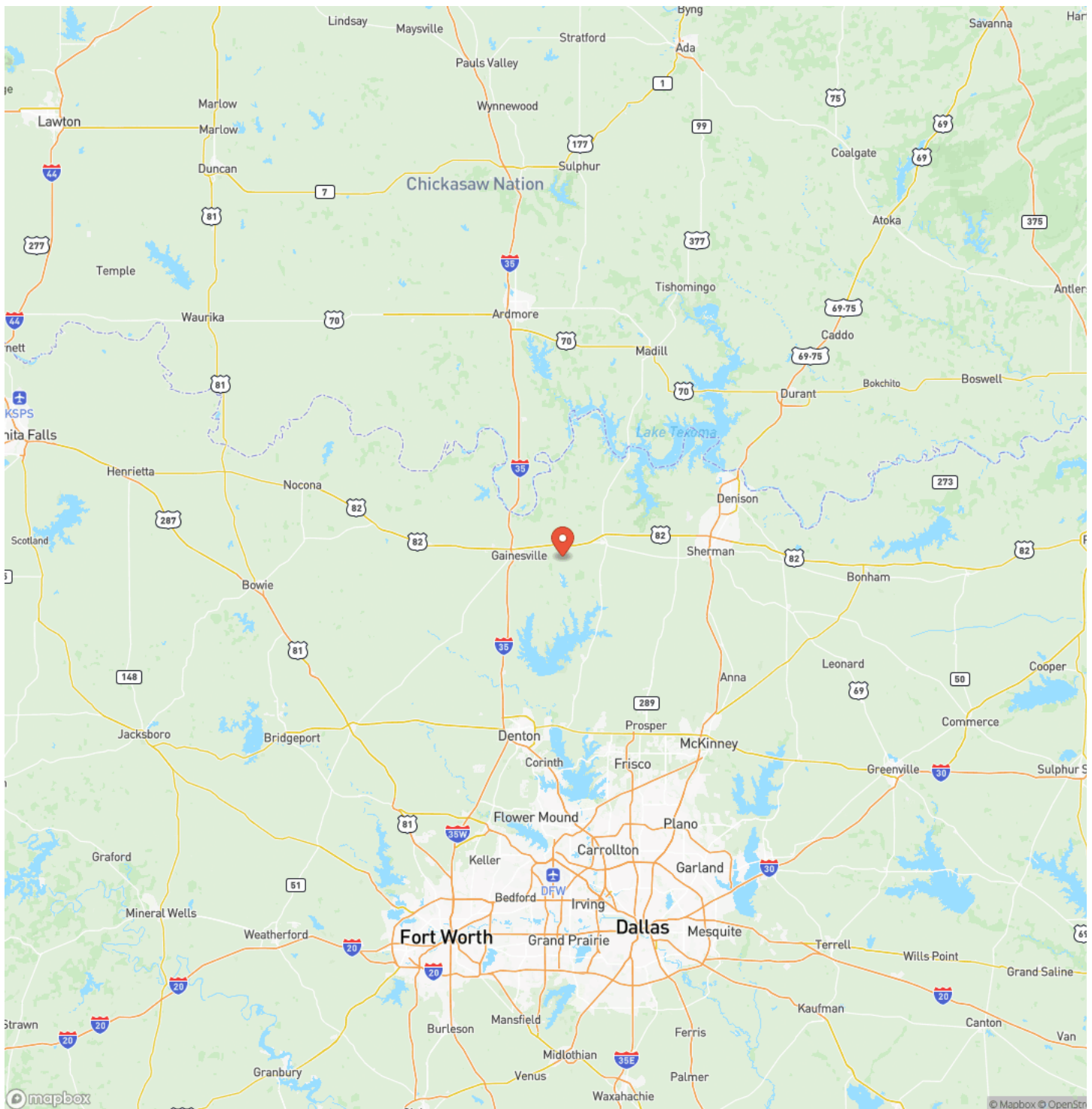


## Locator Map



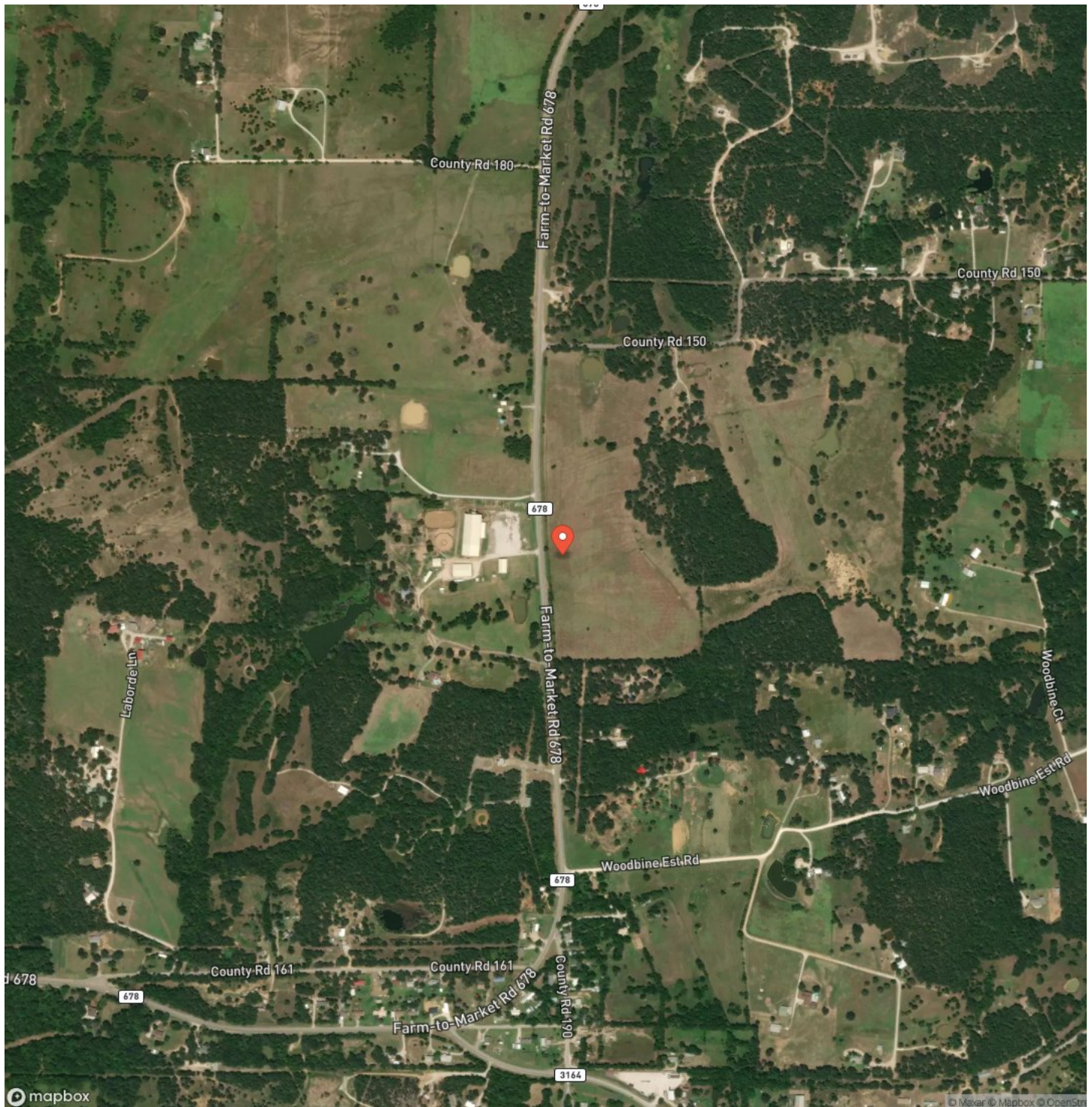


## Locator Map





## Satellite Map



**000 FM 678, Gainesville**  
**Gainesville, TN / Anderson County**

## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Jared Sparks

## Mobile

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## Office

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**Address**

3311 I-35

## City / State / Zip

Denton, TX 76207

## NOTES



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## **DISCLAIMERS**

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