

Flat Creek Ranch
FM 175
Jacksboro, TX 76458

\$9,736,875
1,442.5± Acres
Jack County



Flat Creek Ranch
Jacksboro, TX / Jack County

SUMMARY

Address

FM 175 null

City, State Zip

Jacksboro, TX 76458

County

Jack County

Type

Ranches, Hunting Land, Recreational Land, Farms, Undeveloped Land

Latitude / Longitude

33.44653 / -98.340317

Acreage

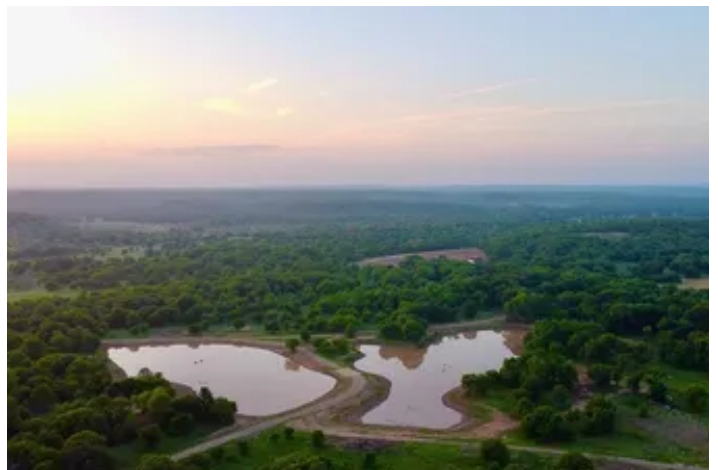
1,442.5

Price

\$9,736,875

Property Website

<https://www.mockranches.com/property/flat-creek-ranch/jack/texas/90436/>



PROPERTY DESCRIPTION

Located along FM 175 with paved road access just 18 miles north of Jacksboro, this exceptional 1,442-acre ranch represents one of the most diverse and thoughtfully improved land holdings in the region. The property offers an exquisite balance of productive land, abundant water, and scenic beauty, ideal for a premier recreational retreat, working ranch, or long-term investment.

The ranch is exceptionally well-watered, featuring over twenty surface water features of various sizes, including a newly constructed approximately four acre lake that serves as a centerpiece of the property. There is over 1 mile of Flat Creek beautifully winding through out the ranch along with several other unnamed seasonal creeks winding through the landscape, supported by thousands of acres of watershed, ensuring reliable surface water and thriving wildlife habitat.

Recent improvements enhance both function and accessibility. The headquarters area includes new electrical service, two recently drilled water wells, and multiple cleared and leveled homesites ready for future development and endless possibilities. Approximately half of the property boundary is high-fenced, offering superior wildlife management potential.

The ranch benefits from a wildlife tax exemption and supports a carefully managed whitetail deer population, reflecting years of thoughtful stewardship. With approximately 200 feet of elevation change, the land features dramatic topography and expansive panoramic views from several vantage points. The diverse habitat includes roughly 525 acres of productive tillable soils nestled between rolling wooded hills, providing an ideal mix of open land and cover. The native vegetation consists primarily of post oak woodlands and mixed native browse, offering excellent wildlife forage and shelter.

With its blend of natural beauty, abundant resources, and land improvements, this ranch offers an unparalleled opportunity to own a legacy property in a highly desirable area of North Texas.

Flat Creek Ranch
Jacksboro, TX / Jack County



Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Michael Tash

Mobile

(254) 384-8716

Email

Michael.Tash@mockranches.com

Address

City / State / Zip

Stephenville, TX 76401

NOTES

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DISCLAIMERS

The information contained herein has been gathered from sources deemed reliable; however, the Mock Ranches Group, Keller Williams Realty and its associates, members, agents and employees cannot guarantee the accuracy of such information. No representation is made as to the possible investment value or type of use. Prospective buyers are urged to verify all information to their satisfaction and consult with their tax and legal advisors before making a final determination.

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