

Gorman North
3622 FM-8
Gorman, TX 76454

\$191,750
24.790± Acres
Eastland County



Gorman North
Gorman, TX / Eastland County

SUMMARY

Address

3622 FM-8

City, State Zip

Gorman, TX 76454

County

Eastland County

Type

Farms, Hunting Land, Ranches, Recreational Land

Latitude / Longitude

32.213748 / -98.670611

Acreage

24.790

Price

\$191,750

Property Website

<https://ttranchgroup.com/property/gorman-north-eastland-texas/76678/>



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PROPERTY DESCRIPTION

The Gorman North is a 24 +/- acre multi-use property in Eastland County located in the Ellison Springs Historical area. The property is just 3 miles northeast of Gorman and offers road frontage on FM 8 and CR 422. Gorman North is heavily wooded covered with mature hardwood trees and native grasses making it the ideal habitat for many species. Multiple wildlife trails have been seen throughout the property. There is a scenic ravine offering a good travel corridor for wildlife. This property has nice elevation changes throughout and is a canvas ready for a dream home or weekend getaway.

Location:

The property is located in Gorman, Texas situated just 27 miles west of Stephenville and Dublin, 74 miles southeast of Abilene, and 95 miles southwest of Fort Worth. It is also located less than 30 minutes away from the new Palo Pinto Mountain State Park under development now.

Water:

There is a ravine that runs along CR 422, and Ellison Spring Branch just north of the property.

Topography/Soils:

There is approximately 30 feet of topography variance on the property. Sandy loam soil.

Wildlife:

The varied habitat across the property makes a great area for wildlife such as whitetail deer, turkey, feral hogs and migratory birds.

Highlights:

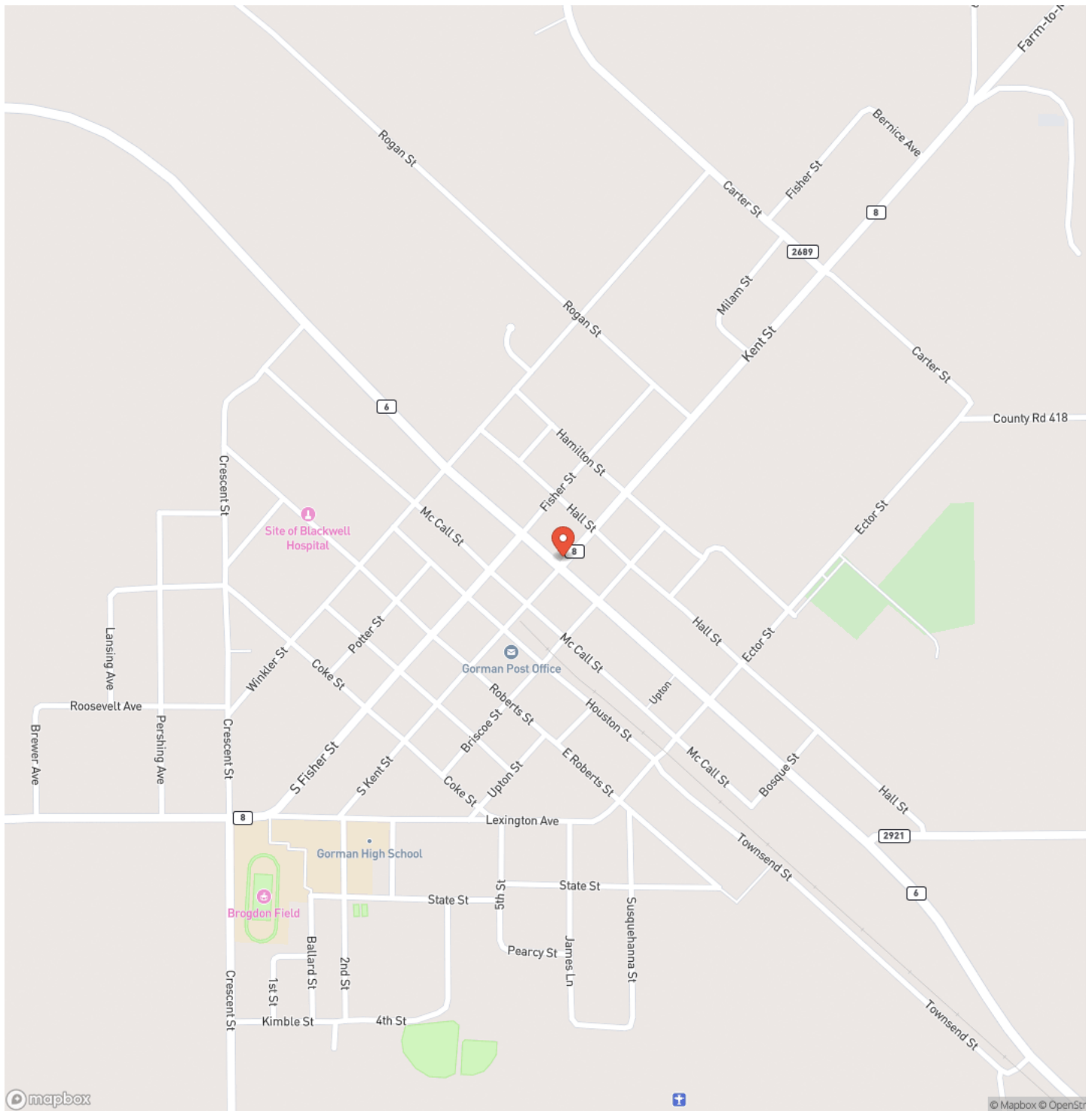
- FM 8 frontage
- Access to electric
- No restrictions

Minerals:

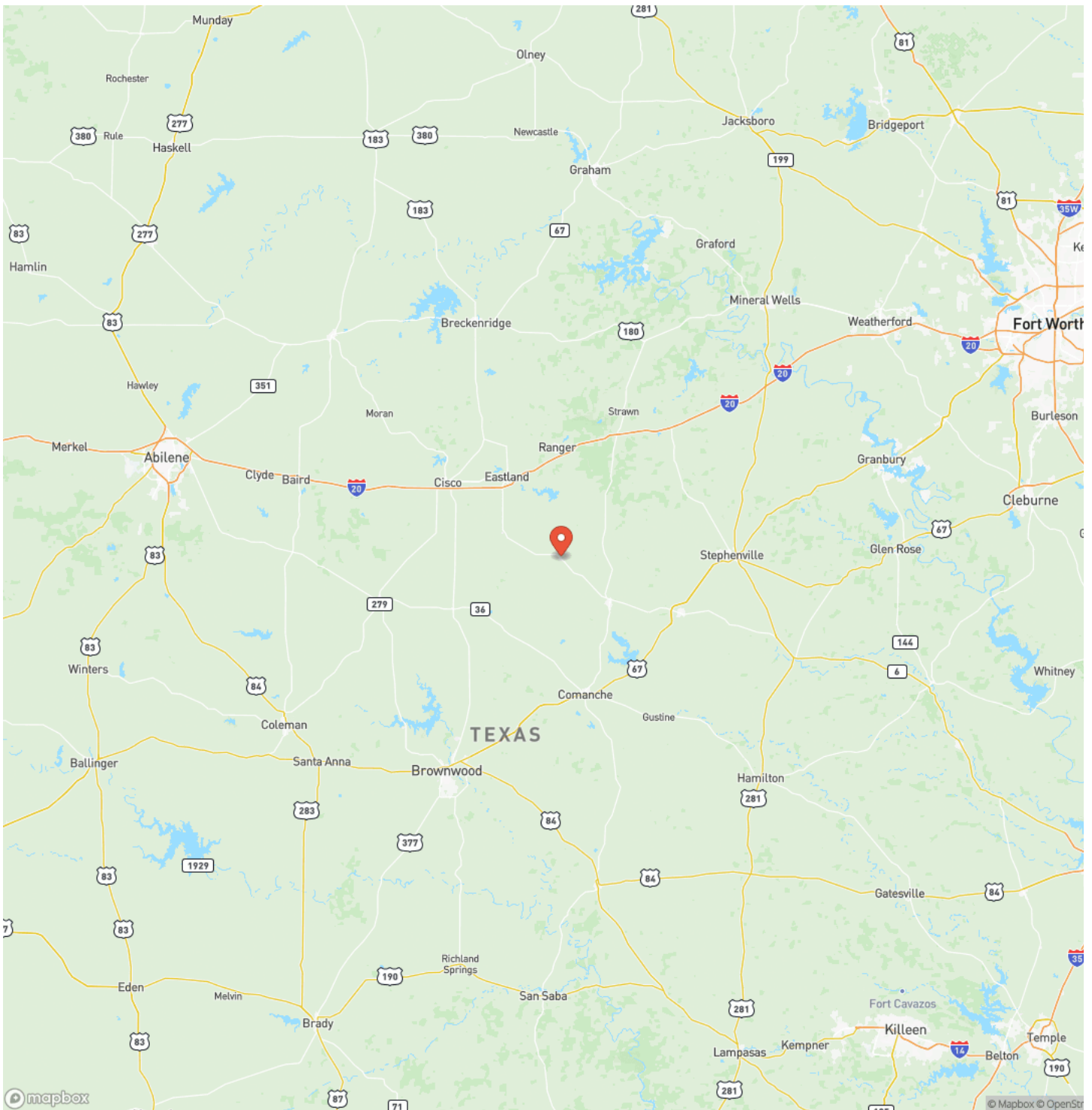
Contact broker for details



Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

TT Ranch Group

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Address

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City / State / Zip

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.

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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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