

Hartness Cattle
324 east highway 6
Iredell, TX 76649

\$600,000
2,500± Acres
Bosque County



Hartness Cattle
Iredell, TX / Bosque County

SUMMARY

Address

324 east highway 6

City, State Zip

Iredell, TX 76649

County

Bosque County

Type

Farms, Ranches, Recreational Land

Latitude / Longitude

31.985149 / -97.871974

Acreage

2.500

Price

\$600,000

Property Website

<https://ttranchgroup.com/property/hartness-cattle-bosque-texas/66495/>



Hartness Cattle Iredell, TX / Bosque County

PROPERTY DESCRIPTION

Hartness Cattle is a 2.5 acre +/- acre property in Bosque County currently being run as a family-owned Custom Meat Processing business. The property offers approximately 1,178 feet of HWY 6 frontage just on the outskirts of town and features a custom metal building. This property is a prime location canvas ready for you to make it your own. The opportunities are endless!

Location:

The property is in Iredell, Texas situated 77 miles southwest of Fort Worth in Iredell, Texas. 63 miles northwest of Waco, 29 miles southeast of Stephenville, and just 23 miles southwest of Glen Rose.

Improvements:

The main structure is an approximately 4,400 sqft custom metal building built in 2020. There is approximately 1,600 sqft of refrigeration. Currently fully equipped as a meat processing business, however, could be converted into any type of business or living quarters.

Water:

There is a lined pond, and a water well both capable of being used for irrigation.

Soil:

Sandy loam soil.

Highlights:

- Excellent fencing
- HWY 6 frontage
- Water Well
- Access to city water
- No restrictions

Minerals:

Contact broker for details

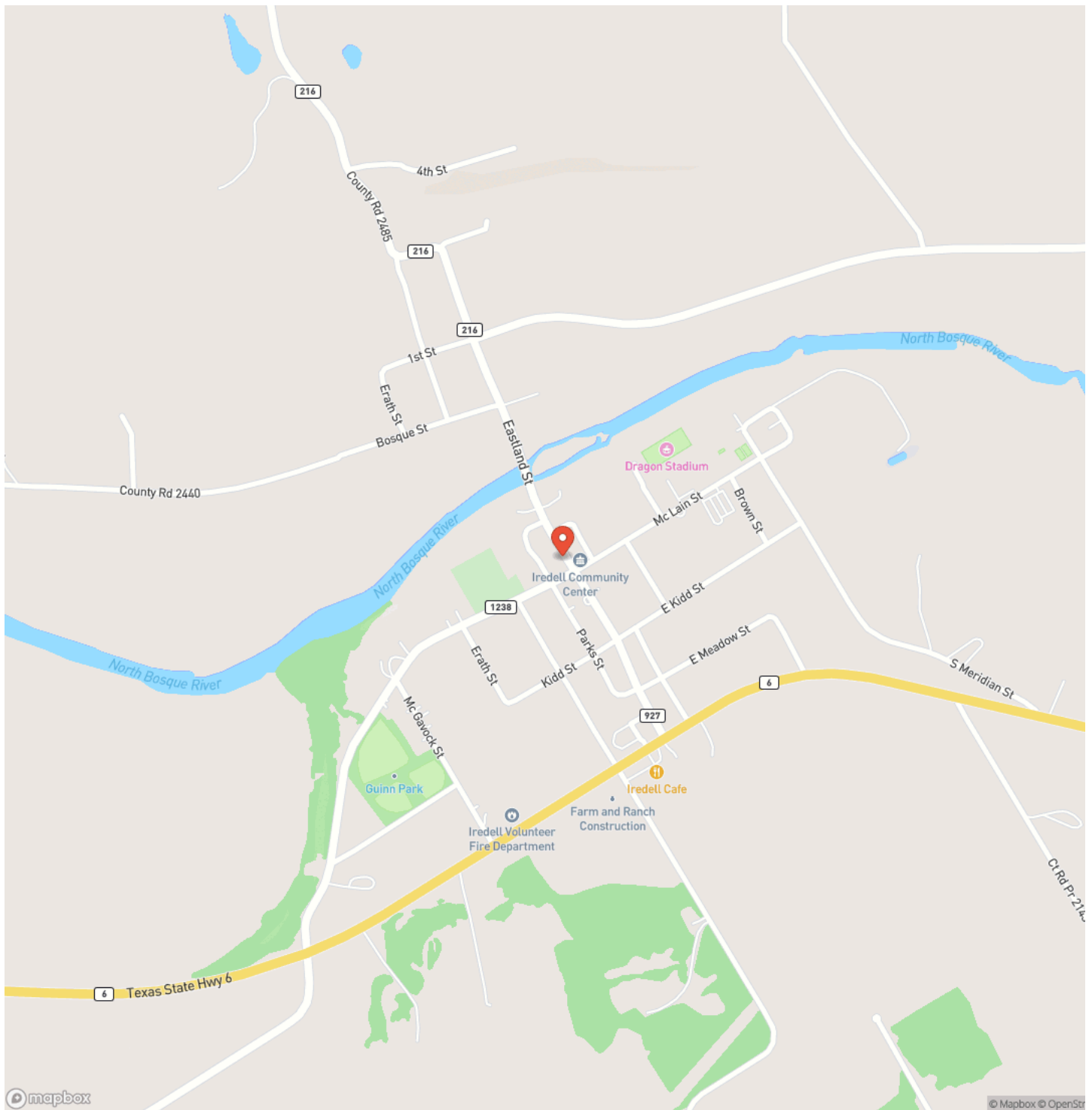
*Option to purchase up to 97+/- acres available.



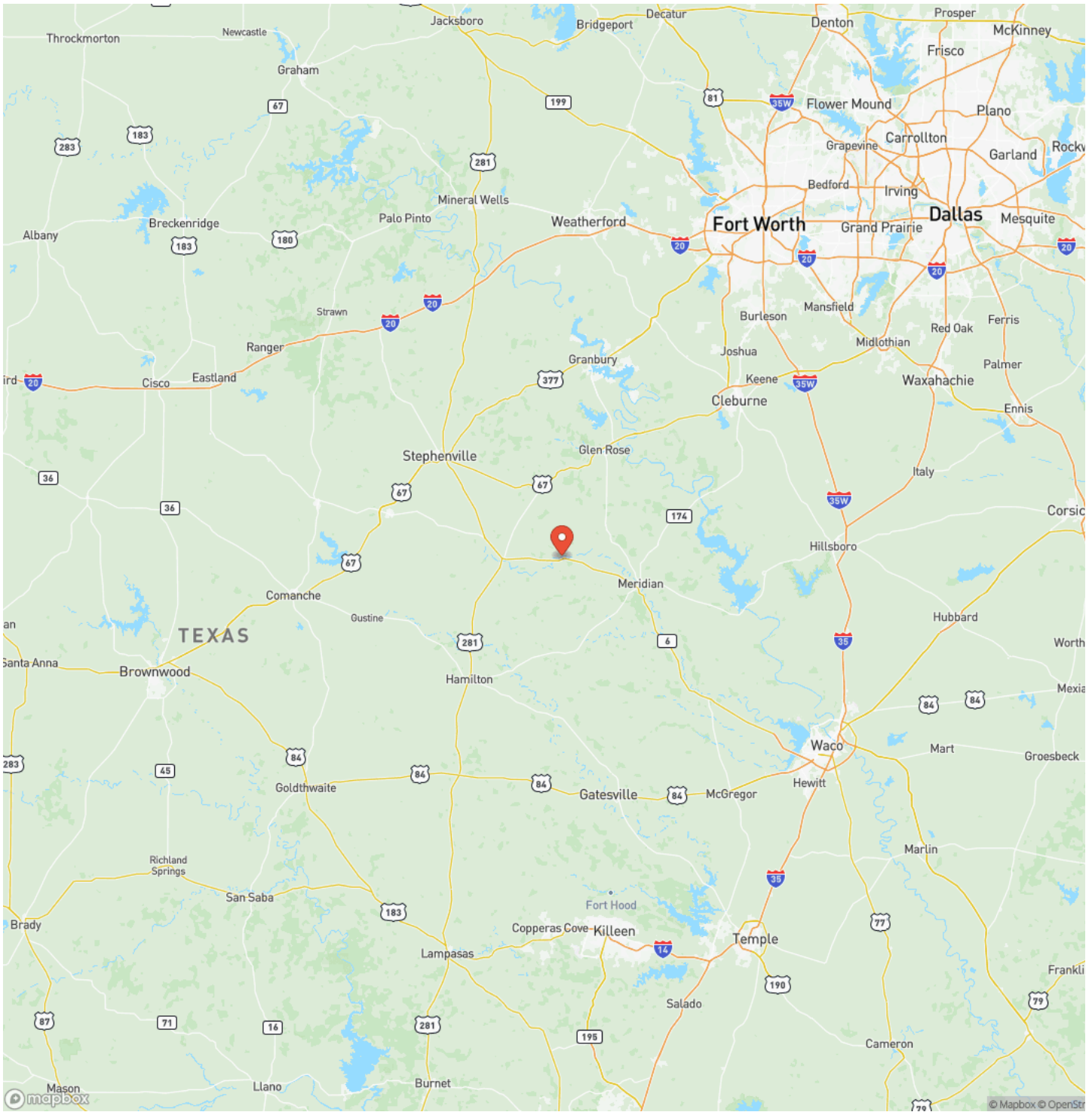
Hartness Cattle
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Locator Map



Locator Map



Satellite Map



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