

TBD Private Road 1562, Stephenville, Texas 76401
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Stephenville, TX 76401

\$825,000
31.170± Acres
Erath County



TBD Private Road 1562, Stephenville, Texas 76401
Stephenville, TX / Erath County

SUMMARY

Address

TBD Private Road 1562,

City, State Zip

Stephenville, TX 76401

County

Erath County

Type

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

Latitude / Longitude

32.315298 / -98.165081

Acreage

31.170

Price

\$825,000

Property Website

<https://www.mockranches.com/property/tbd-private-road-1562-stephenville-texas-76401-erath-texas/92444/>



PROPERTY DESCRIPTION

Rare opportunity to own larger acreage at the end of a private road just north of Stephenville, Texas. This beautiful piece of land truly has it all! There is elevation change that offers some of the best views in the county and offer multiple build sites. From the higher points the land drops down into a beautiful coastal field that has been well maintained through the years. This bottom land also gives you access to the South Paluxy River. If you enjoy exploring the river beds and hunting for fossils then this will keep you busy for days. There is just enough cover to off protection for the ample wildlife that use this tract of land home. You truly have a blank canvas with endless possibilities!!

Showing Instructions:

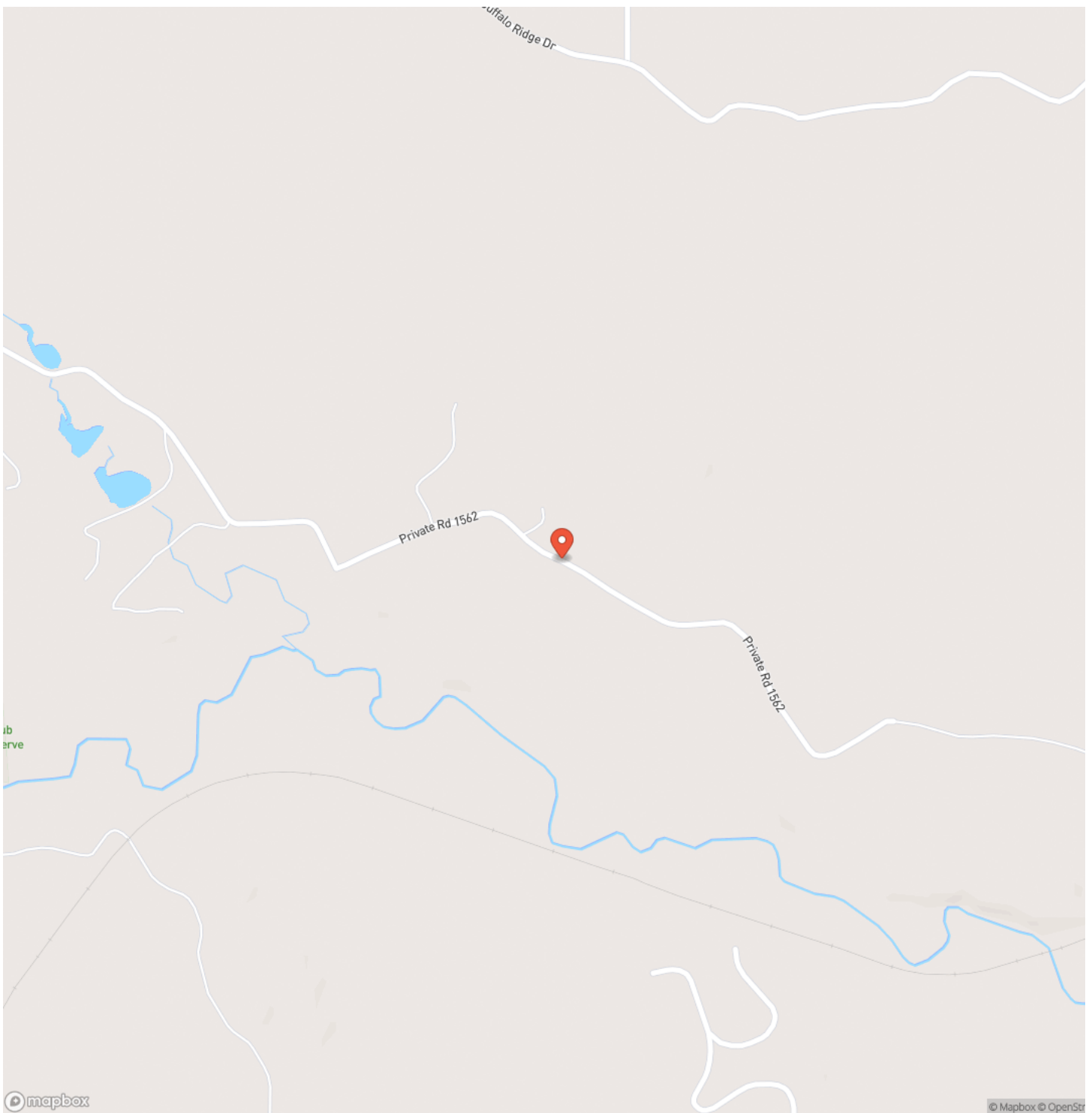
This property is marketed and shown exclusively by The Mock Ranches Group, a team with Keller Williams Realty. Please contact [512-275-6625](tel:512-275-6625) for showing information. All appointments must be made with the listing broker and be accompanied.

Notice to Buyers Agents:

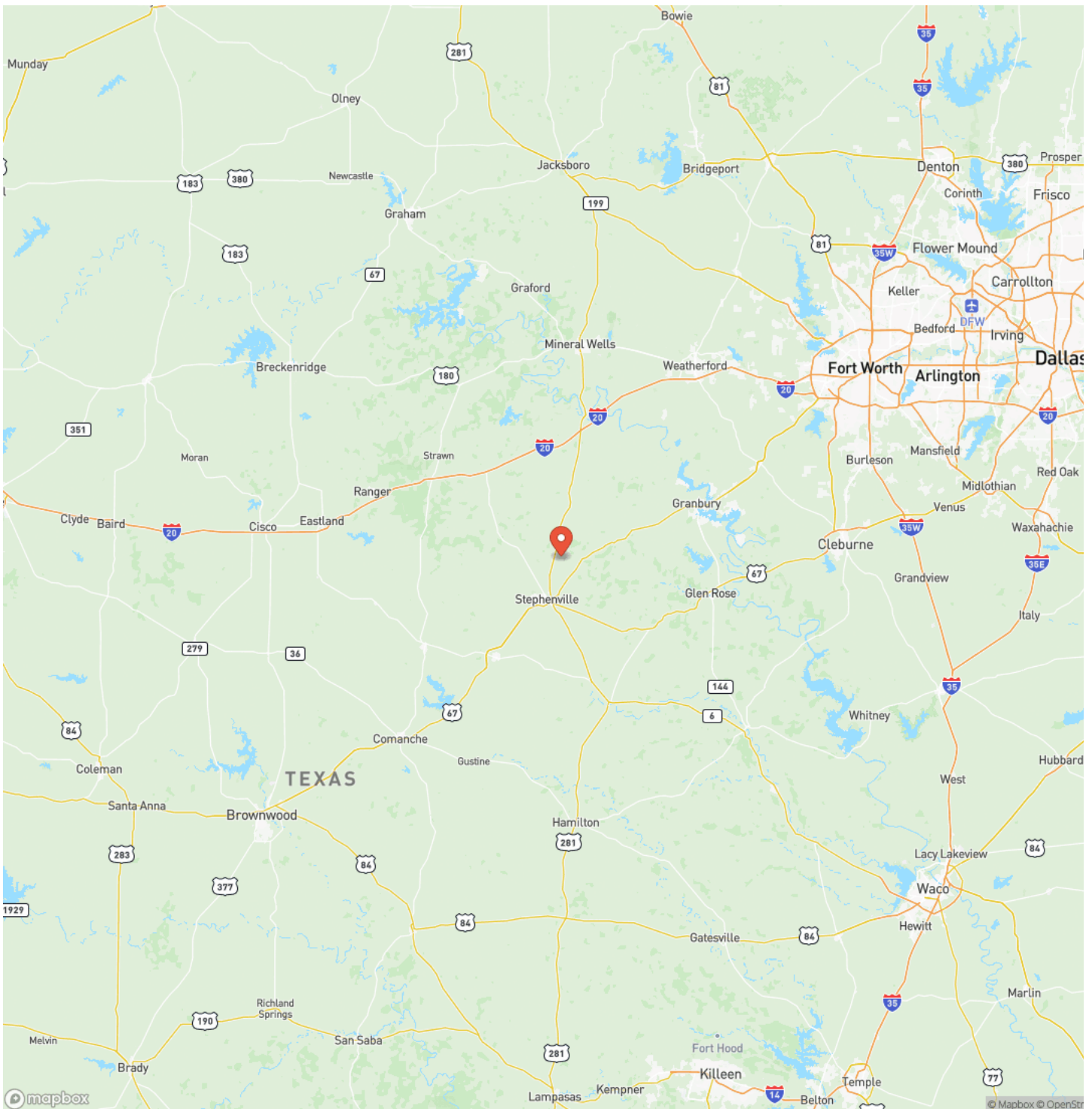
Buyer agents must make first contact and be present for all showings.



Locator Map



Locator Map



MORE INFO ONLINE:

Mockranches.com

TBD Private Road 1562, Stephenville, Texas 76401
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Satellite Map



TBD Private Road 1562, Stephenville, Texas 76401
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LISTING REPRESENTATIVE
For more information contact:



Representative
Lani Rust

Mobile
(817) 454-6676

Email
lanirust@mockranches.com

Address
City / State / Zip

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.

Real Estate buyers are hereby notified that properties in the States of Texas are subject to many forces and impacts, natural and unnatural; including, but not limited to weather related events, environmental issues, disease (e.g. Oak Wilt, Chronic Wasting Disease, or Anthrax), invasive species, illegal trespassing, previous owner actions, actions by neighbors and government actions. Prospective buyers should investigate any concerns to their satisfaction.

Mock Ranches Group at Keller Williams Realty
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