

6321 State Highway 97 W
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Floresville, TX 78114

\$1,840,000
197.760 +/- acres
Wilson County



MOSSY OAK PROPERTIES
OF TEXAS

MORE INFO ONLINE:

MoreofTexas.com

**6321 State Highway 97 W
Floresville, TX / Wilson County**

SUMMARY

Address

6321 State Highway 97 W

City, State Zip

Floresville, TX 78114

County

Wilson County

Type

Farms, Ranches, Recreational Land, Residential Property, Undeveloped Land, Commercial, Horse Property, Business Opportunity

Latitude / Longitude

29.068215 / -98.243904

Taxes (Annually)

907

Acreage

197.760

Price

\$1,840,000

Property Website

<https://moreoftexas.com/detail/6321-state-highway-97-w-wilson-texas/23543/>



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PROPERTY DESCRIPTION

SO MUCH POTENTIAL! 198+/- acres, ROAD FRONTAGE ON 3 SIDES! 5581 ft of road frontage on State Hwy 97 just 7 miles West of Floresville and 11 miles East of Interstate 37. Property also has road frontage on FM 3161 and CR 136. Irrigation Well located in center of property, Underground Mainline, Fertile Farmland. Could easily be divided. Commercial Possibilities. Property is currently under cultivation. Production has included corn, milo, cotton, watermelons, peanuts and wheat. Sandy clay loam soil is fertile and will grow anything! Awesome property! You're only limited by your imagination! GREAT LOCATION! GREAT INVESTMENT! For more information, call Julie @ (830)391-0757 or Jeff @ (830)391-1500.



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Locator Maps

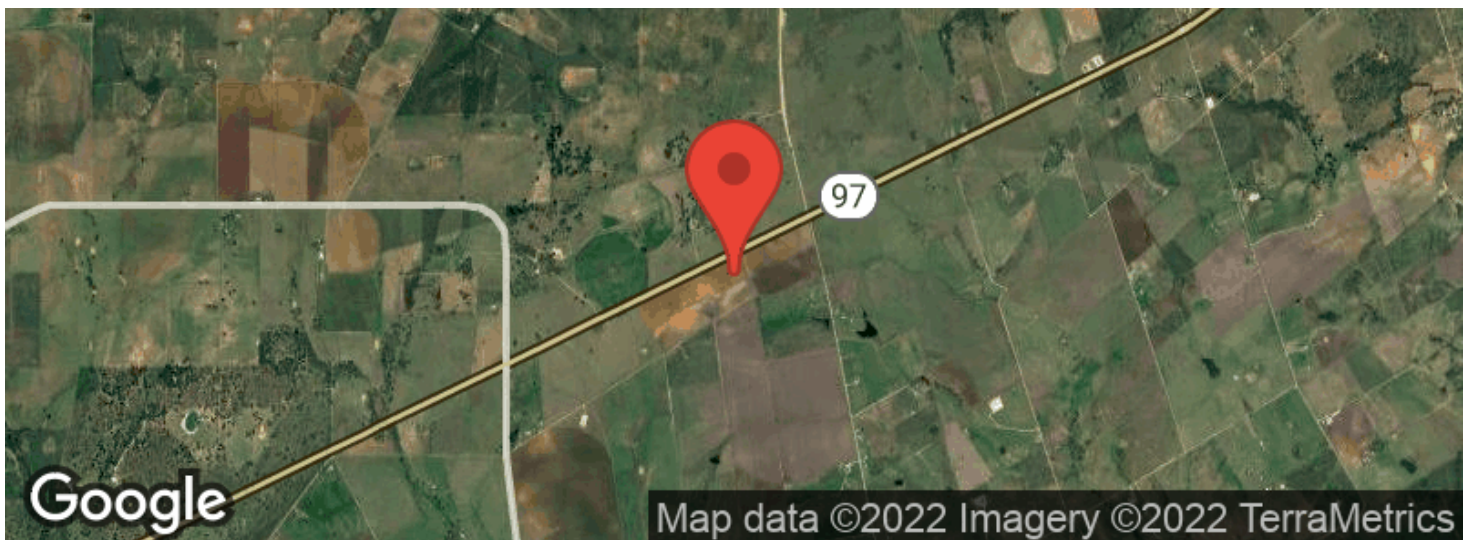


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Aerial Maps



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LISTING REPRESENTATIVE

For more information contact:



Representative

Julie Oltjendiers

Mobile

(830) 391-0757

Email

julieo@mossyoakproperties.com

Address

1612 Railroad St

City / State / Zip

Floresville, TX 78114

NOTES



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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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Mossy Oak Properties of Texas
4000 W University Dr
Denton, TX 76207
(833) 466-7389
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