



MLS# : 42142-15571

Price : \$20,000,000

Type : Ranches

Size : 4034 Acres

Address : FM 412 Annona, TX , Annona , Texas , 75550



FEATURES

- ✓ FM & HWY FRONTAGE
- ✓ WORKING PENS
- ✓ FENCED & CROSS FENCED
- ✓ ANNONA, TX
- ✓ COUNTRY HOMES
- ✓ SEVERAL SMALL CREEKS/
LAKES
- ✓ RED RIVER COUNTY, TX
- ✓ RANCHLAND



ABOUT THE PROPERTY

FOR SALE IN NORTHEAST TEXAS- 4,034+ acres of beautiful rolling ranchland complimented with live creeks named Cuthand and Kickapoo after the earlier settlers. The ranch has several other water sources with smaller creeks and small to moderate lakes. The ranch has new fencing and also has cross fencing. There is approximately 1000 acres of sandy soils and approximately 3,000 acres of good bottom land. The owner is currently running 1,200 head of mother cows. There are five grain bins with each bin storing 5,000 bushels and they have also been revamped with new augers and the works. There are two new homes on the property and both have a beautiful view of a lake in the front. The back view is breathtaking and overlooking the bottom land. Both are 3/2 with bonus room/two car garage. The owner has also build a set of working pens all under roof with electric and heated water troughs and great lighting. The Ranch is conveniently located between two nice towns being Clarksville & De Kalb. It also has approximately 3 miles of Farm Market Highway frontage. The entire ranch includes whitetail deer, turkey, duck and feral hogs for the hunters. This working ranch is almost turn key. Call Tina Kruse for more information or a showing of this property at (903) 278-5489.

CONTACT US

TINA KRUSE

BROKER/ OWNER

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