



Beautiful 10.07 Acre
Building Site

471 CR 323 • Gatesville, TX

Call or Text 254.206.3635 with
code '6014' for 24/7 info!



GoreGroupTexas.com

2424 E. Main St. • Gatesville, TX 76528

254.206.0915 • Office: 254.248.0809



One of the last building sites in the exclusive 107 Ranch Subdivision located outside city limits. This gorgeous 10 acre tract boasts of gently rolling topography and stunning views. There are several building spots on this tract; whether you want to be tucked away in seclusion, or look out your back porch to views of the Leon River Valley. Imagine waking up and watching deer from your bedroom window. Utilities are available, this spot is waiting to be called home.

Your dreams are our goals...

GORE
REAL ESTATE GROUP

Property Information Overview

Acreage.....	10.07 Acres
Location.....	Coryell County, Texas
Price.....	\$82,000
Highest and Best Use.....	Single Residential
Topography.....	Rolling and varied elevation
Trees.....	Native Trees
School District.....	Gatesville ISD
Distance from Waco.....	33 Miles
Distance from Temple.....	31 Miles
Distance from Austin.....	95 Miles
Distance from DFW.....	147 Miles
Special Features.....	This property has multiple building sites perfect for a custom built home.

Directions: From Gatesville Wal-Mart, take Hwy 36 South, go 1 mile, take left onto FM 107, go 6 miles, turn left onto County Road 323, it is the fourth property on the left.





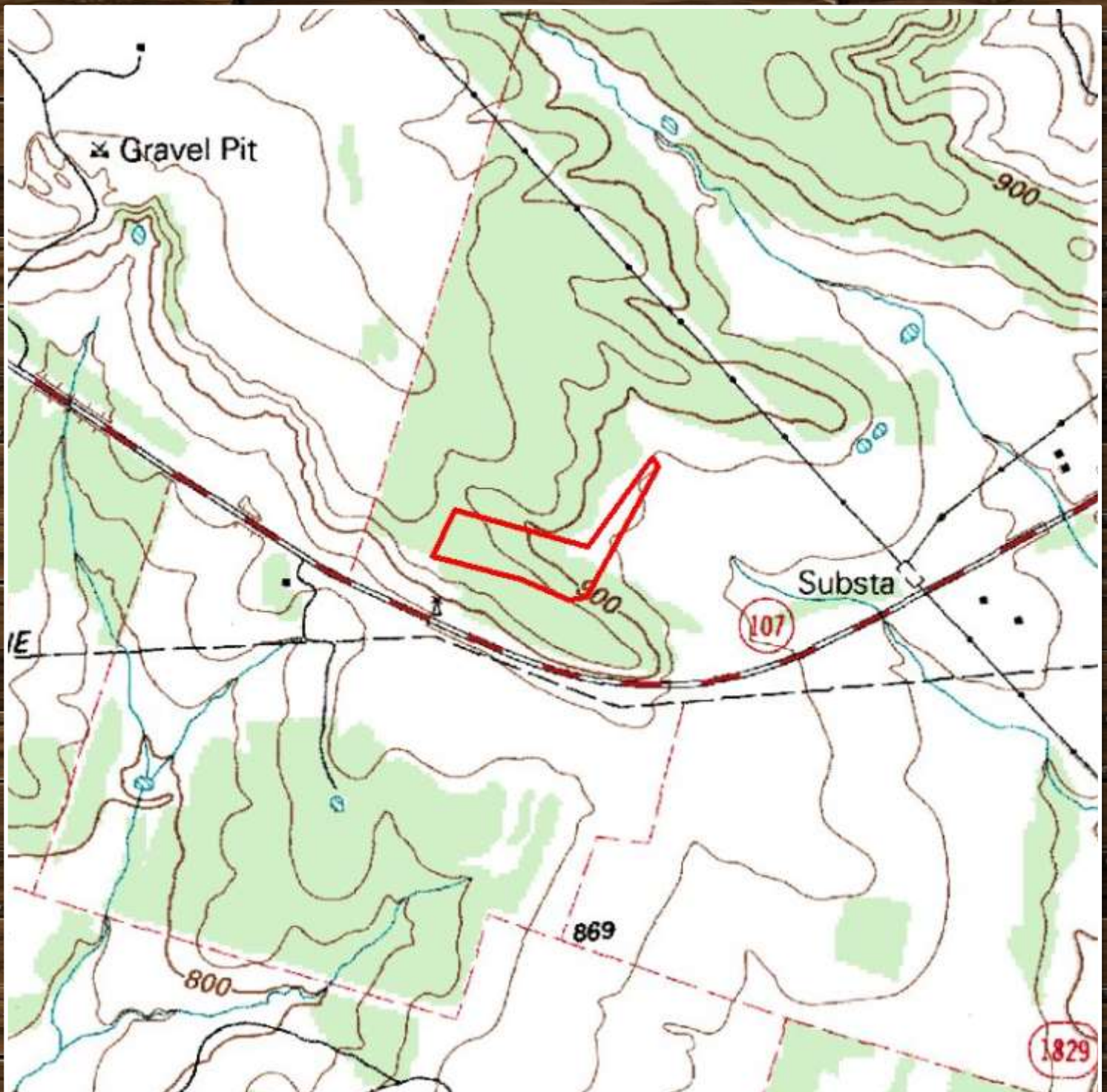
Amazing Views, Secluded Lot,
Perfect for your dream home!

Aerial Map



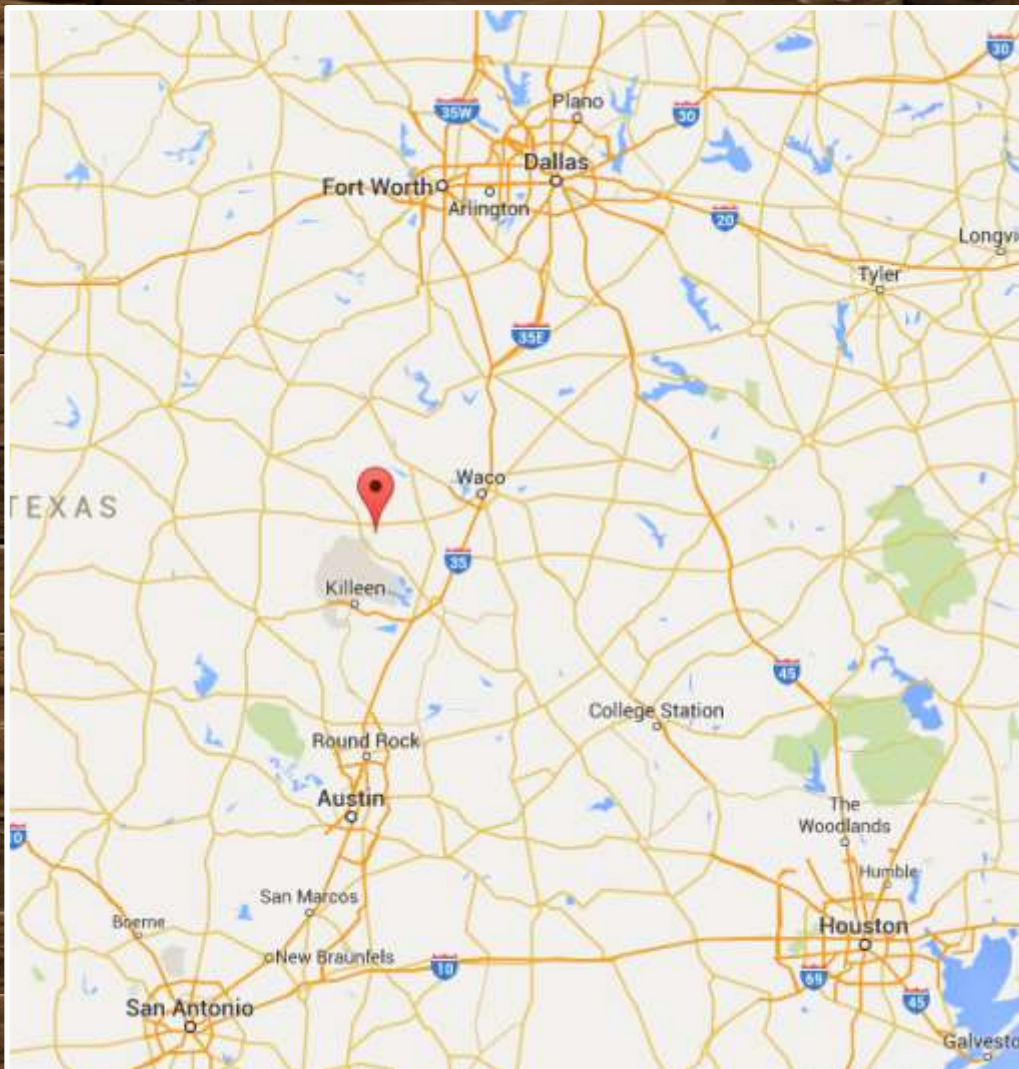
Boundary lines are an approximation and are not final.

Topographical Map



Boundary lines are an approximation and are not final.

Location Map



471 CR 323 • Gatesville, TX 76538

GPS Coordinates can be typed into Google Earth or
Google Maps for property location:

31.388283, -97.634629

Boundary lines are an approximation and are not final.



For more information on this listing, please contact:

Kim Gore, Broker

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