

94 +/- Acres

18893 S FM 47—Wills Point, TX

FOR SALE

~~\$679,000~~

JUST REDUCED
\$628,900

DIRECTIONS

From Dallas take I-20 or US Hwy 80 East 36 mi to FM 47 Exit, go Left (N) 3 mi to property on Right, Sign on Property



DELUXE EQUINE FACILITY IN WILLS POINT



RE/MAX Landmark
113 North Frances Street
Terrell, TX 75160

www.frankrobertslandteam.com

Information herein deemed reliable but not guaranteed.



Brought to You Exclusively By
Frank J. Roberts, ALC

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**HORSE
PROPERTY
FEATURES:**



**Video Tour
Available**



Main Horse Barn

BRING YOUR HORSES! Main 5 stall horse barn boasts turn-outs, feed room, office and medical lab. Horse Walker plus additional 20x30 barn with two 14x14 stalls!



Main Horse Barn w. Runs



Stalls in Main Horse Barn



Stalls in Main Horse Barn



Medical Lab in Main Horse Barn



Horse Walker

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MAIN HOME HIGHLIGHTS:

- 2560 SF
- Built in 2005
- 2 Stories
- 4 Bedrooms
- 3 Full, 1 Half Bathroom
- Carpet & Faux Wood Flooring
- Vaulted Ceiling
- Central Heat/Air



**Video Tour
Available**



Foyer opens to airy floorplan with living room, eat-in kitchen and dining rooms all flowing together—great for entertaining or just enjoying family time! Stone fireplace crowns great room with large picture windows and soaring vaulted ceilings.

Beautiful kitchen with breakfast bar, custom cabinets, granite countertops and gas oven overlooks living room.



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**MASTER SUITE
AND
BEDROOMS:**



Master Bedroom with Back Porch Access

Downstairs Master Bedroom boasts tall ceilings and tons of natural light, with back door opening directly to covered back porch. Bathroom includes double vanities, oversized tub with separate glass shower, and large walk-in closet with built-ins.

Upstairs, three additional bedrooms and two large bathrooms—third bedroom could also be study or office.



Master Bathroom w. Oversized Tub



Upstairs Bedroom/Study



Upstairs Bedroom w. Built-ins



Upstairs Bedroom



**Video Tour
Available**

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OTHER PROPERTY FEATURES:

2nd Home
1 bed, 1.5
bath



**Video Tour
Available**

PASTURES

- Improved
- Coastal Bermuda

SOIL

- Sandy Loam

FENCING

- Barbed Wire
- 2 Separate Gated Entries

UTILITIES

- Co-op Water
- Co-op Electric
- Septic

2ND HOME

- 1 bed, 1 bath
income-producing
2nd home great for
tenant or guest
quarters

