

IT'S NOT JUST AN INVESTMENT,
IT'S A BETTER WAY OF LIFE!



PROPERTY INFORMATION OVERVIEW

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|---------------------------|---|
| Acreage..... | 138.45 +/- Acres |
| Location..... | Coolidge, TX |
| Price..... | \$248,500 |
| Highest and Best Use..... | Recreational, Ranching |
| Topography..... | Rolling, Wooded, Pasture |
| Soil Type..... | Sandy |
| Fencing..... | Fenced and Cross Fenced; Good Set of Working Pens, Trap |
| Surface Water..... | 2 Stock Tanks, 1 River (Navasota River) |
| Trees..... | Oak, Elm |
| Wildlife..... | Deer, Dove, Ducks, Hogs |
| School District..... | Coolidge ISD |

Directions: From Prairie Hill, north on FM 339 to Cty. Rd. 131, turn right and follow to Cty Rd 136, turn left to Cty. Rd. 152, turn left to property on the right.

All information is per owner/other sources and is deemed correct, but is not guaranteed.

