

Hi View
REAL ESTATE

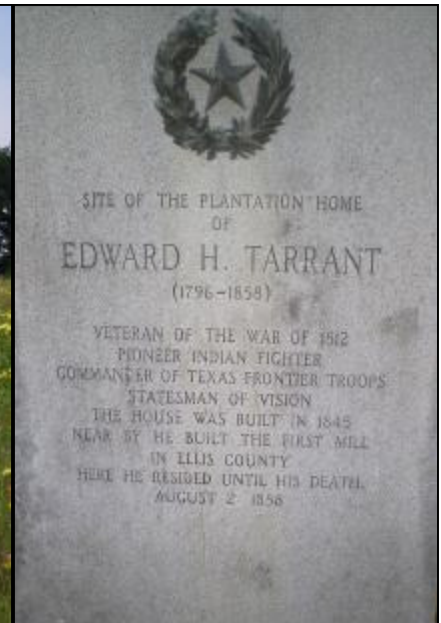
Farm & Ranch, Commercial,
Investment Properties, Recreation Land and Homes

Brett Hess
214-207-5431

David Teeter
214-649-3633



520 Acre North Texas Cattle Ranch Priced at \$1,600,000



A rare opportunity to own a historical, well appointed and complete cattle operation just minutes off of IH 35 and 45 minutes from Downtown Dallas. 2 ranch style homes, massive barn complete with living quarters and cattle processing equipment, lush rolling pastures which are fenced and cross fenced. Chambers Creek borders the western edge and creates a wildlife habitat supporting deer, turkey, bobcats and more. A must see!

Hi View

REAL ESTATE

Farm & Ranch, Commercial,
Investment Properties, Recreation Land and Homes

Brett Hess
214-207-5431

David Teeter
214-649-3633



Main Home



2 Story Ranch Style Home

This 3 bedroom/study, 2.5 bath is wrapped with a country porch and sits high on a hill for panoramic views of the entire property. Large master is down along with the 14x16 kitchen, 16x17 living and 16x10 dining area.



Little Mill Creek

1008 Ferris Ave | Waxahachie, TX 75165 | Ofc. 469-517-0012 | Fax 469-517-0015

www.hiviewrealestate.com

Information contained herein has been obtained from the owner of the property or obtained from other sources that we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it.

Hi View

REAL ESTATE

Farm & Ranch, Commercial,
Investment Properties, Recreation Land and Homes

Brett Hess
214-207-5431

David Teeter
214-649-3633

Second Home



Sitting high on a hill and surrounded by huge native trees, this 3/2 home has 1,984 SF with over sized living and kitchen areas. Has panoramic views of the ranch and its rolling pastures. The 8' wide wrap around porch is a great place to sit , relax and entertain.



1008 Ferris Ave | Waxahachie, TX 75165 | Ofc. 469-517-0012 | Fax 469-517-0015

www.hiviewrealestate.com

Information contained herein has been obtained from the owner of the property or obtained from other sources that we deem reliable. We have no reason to doubt its accuracy, but we do not guarantee it.

Hi View
REAL ESTATE

Farm & Ranch, Commercial,
Investment Properties, Recreation Land and Homes

Brett Hess
214-207-5431

David Teeter
214-649-3633

7500 SF Barn - 900 SF Living Quarters



The enclosed barn is 100x50 and has an additional 25x100 extended roof which covers the cattle chutes, squeeze chutes and working pens for an all weather habitat to work your animals. Multiple holding pens and all done in pipe with spring loaded gates. 900 SF climate controlled space can be utilized as office space, living quarters or both.



Hi View
REAL ESTATE

Farm & Ranch, Commercial,
Investment Properties, Recreation Land and Homes

Brett Hess
214-207-5431

David Teeter
214-649-3633

Sprawling 520 Acres

Paradise less than one hour from DFW. Hunting, fishing, ranching, equine, this place has it all. A balanced mix with scattered trees, pecan groves, hard dense forest, creeks and river at tributaries. This is one of the finest ranches Hi View Real Estate has listed in its almost 40 years of selling ranch properties.



Chambers Creek



Hi View

REAL ESTATE

Farm & Ranch, Commercial,
Investment Properties, Recreation Land and Homes

Brett Hess
214-207-5431

David Teeter
214-649-3633



Directions: Easy access from Dallas—Take IH 35S just south of Waxahachie 4 miles. Take the Forrester exit through Forrester to HWY 77. Go south one mile to Lumpkins Rd. Take Lumpkins to the east. Tassin Ranch is 2.5 miles down on the right. SOP.

Electrical: TXY/Oncor

Water: Avalon

Internet: Sky Beam, Tier One

David Teeter
214-649-3633

