

320+/- Acre Ranch- Stephens County
5392 CR 296
Breckenridge, TX 76424

FOR SALE

\$950,000

320 Acres

**2600 SF Home
(Beautiful)**

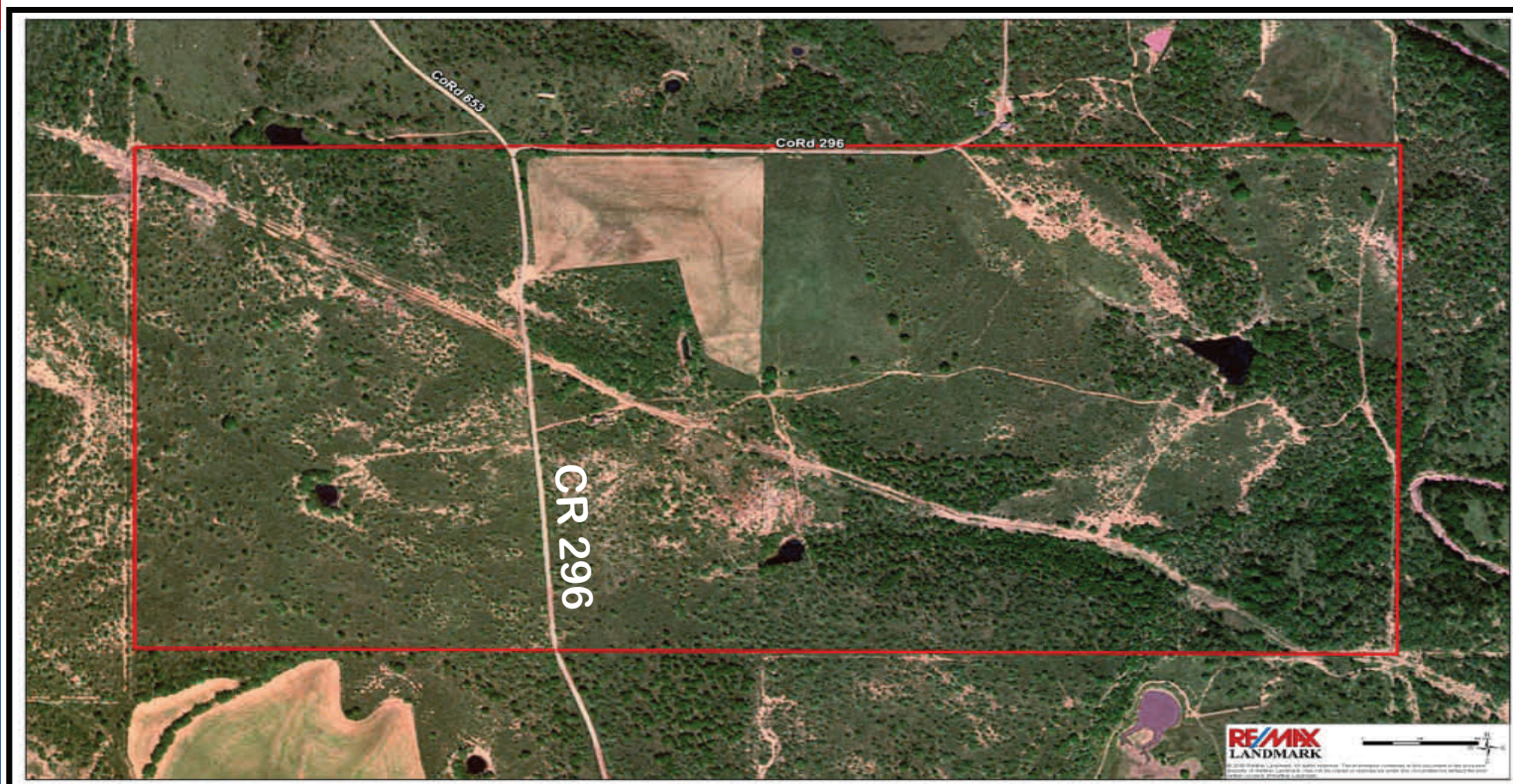
4 Nice ponds

Excellent Hunting

Deer
Hogs
Ducks
Dove
Turkey

Plenty of Cover

Post Oak
Live Oak
Elm
Hackberry
Mesquite



RE/MAX Landmark
115 E. Moore Ave
Terrell, TX 75160
www.frankrobertslandteam.com



Exclusively offered by:

FRANK J. ROBERTS
REALTOR, OWNER

Office 972-524-0689

Fax: 972-551-2525

frank@rmlandmark.com



Information herein deemed reliable but not guaranteed.

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2600 SF Home
(Beautiful)

3 Bedroom

3 Bathrooms

Large Great Room

Large Dining Area

Outdoor Kitchen

Porte-Cochere

Metal Roof

Co-op Water



The Chalker Ranch: Own a piece of Texas history, in Stephens County near Breckenridge(10 mi). The ranch remained in the same family, since 1886. This historic ranch features a Stunning Home built in 200 on 320 Acres, approx. 100 miles west of Ft. Worth. There is plenty of cover for wildlife consisting of post oak, live oak, mesquite, elm, and hackberry. Plenty of water, with 4 nice ponds/tanks. Property has good pasture road system. Nice elevation with some rough ridges and draws varying from 1270 ft. to 1190 ft, with prominent drainage feeding into the Big Sandy Creek, just east of the tract. Corrals, barn, good fencing, cross fencing.



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Beautifully decorated
2600 SF 3/3 home.
MUST See!

Frank Roberts
LAND TEAM



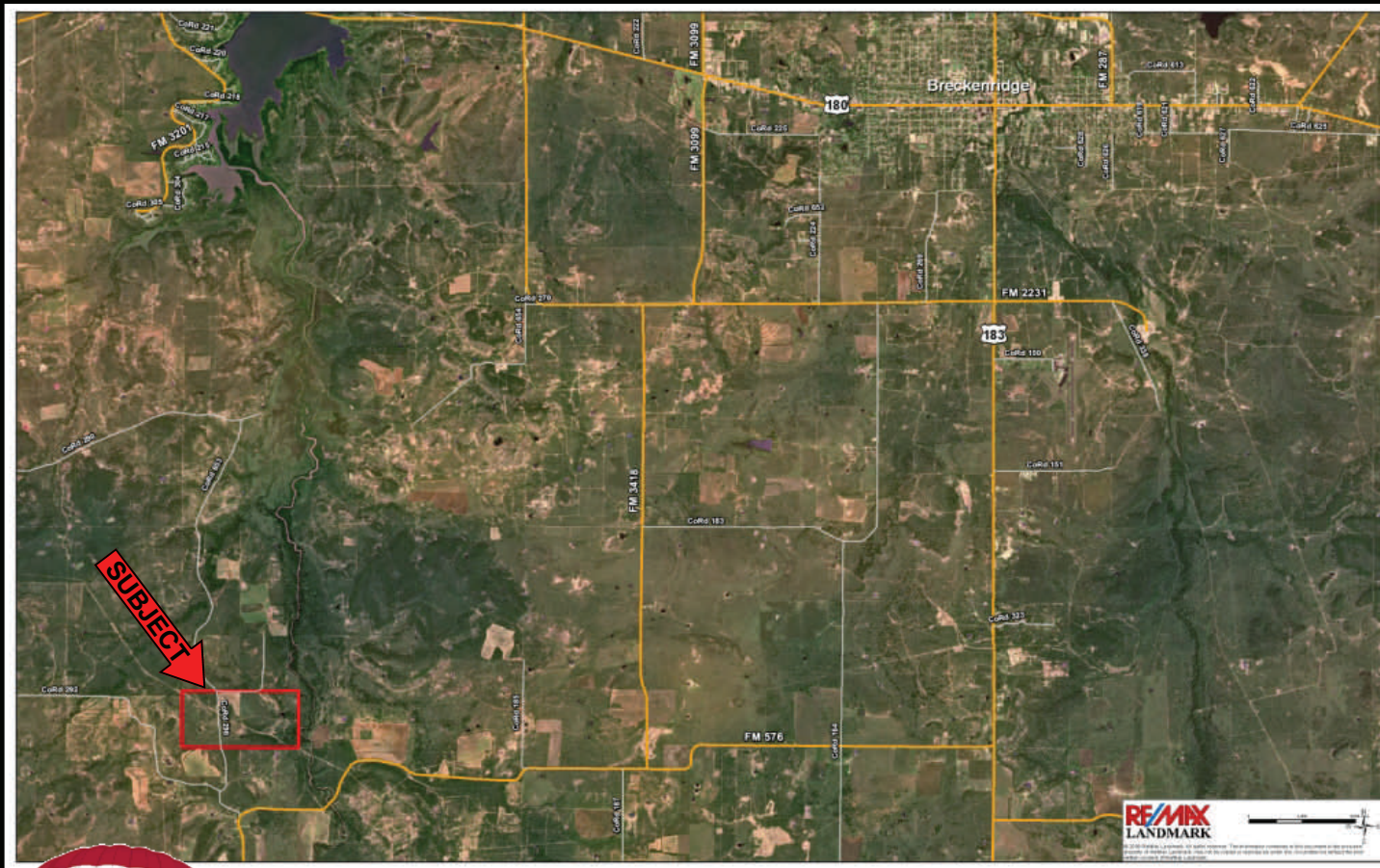
Kitchen and Dining Area
Great Room w/Fireplace

Great Room from Kitchen →
Wet Bar



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Directions: From Ft. Worth-take I-20 West to 83 miles Eastland (Exit 343) US 80 for 2 mi to SR 112 N for 8 mi to US 183 N. Go 13 miles to RR 576 West (L) for 7 mi to CR 292 R (N) Bear R at first Y then bear Left over Cattle Guard, Chalker Ranch on Right., R/E sign on property.



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