

# ELK HOLLOW

### LAND DEVELOPMENT

### 2200 ELK HOLLOW ROAD | PARIS TEXAS

OFFERED AT: \$595,000

J.W Ross | Broker & Land Pro 903-491-1719 | jw.ross@altaterrarealty.com

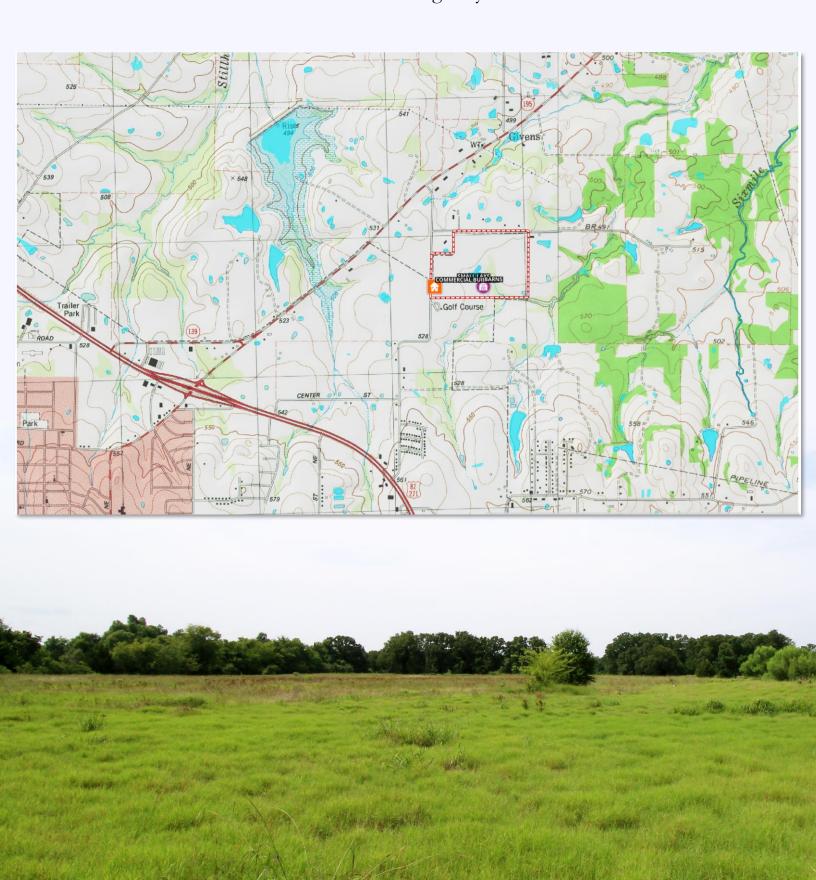




AltaTerra Realty and Auction LLC



Located in Paris Texas, which is in Lamar County, this 79 ± acre development property is suitable for a multitude of investment projects. From this location, you are close to many amenities Paris has to offer, including restaurants, retail shopping, and the hospital. This acreage is situated Northeast of town, in the highly desirable area that is east of Highway 195.



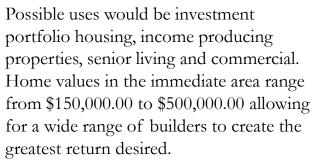
"Entirely inside the city limits of Paris, TX, this land has historically been utilized as a 9-hole golf course and now sits as an underutilized development deal."

## ELK HOLLOW

LAND DEVELOPMENT



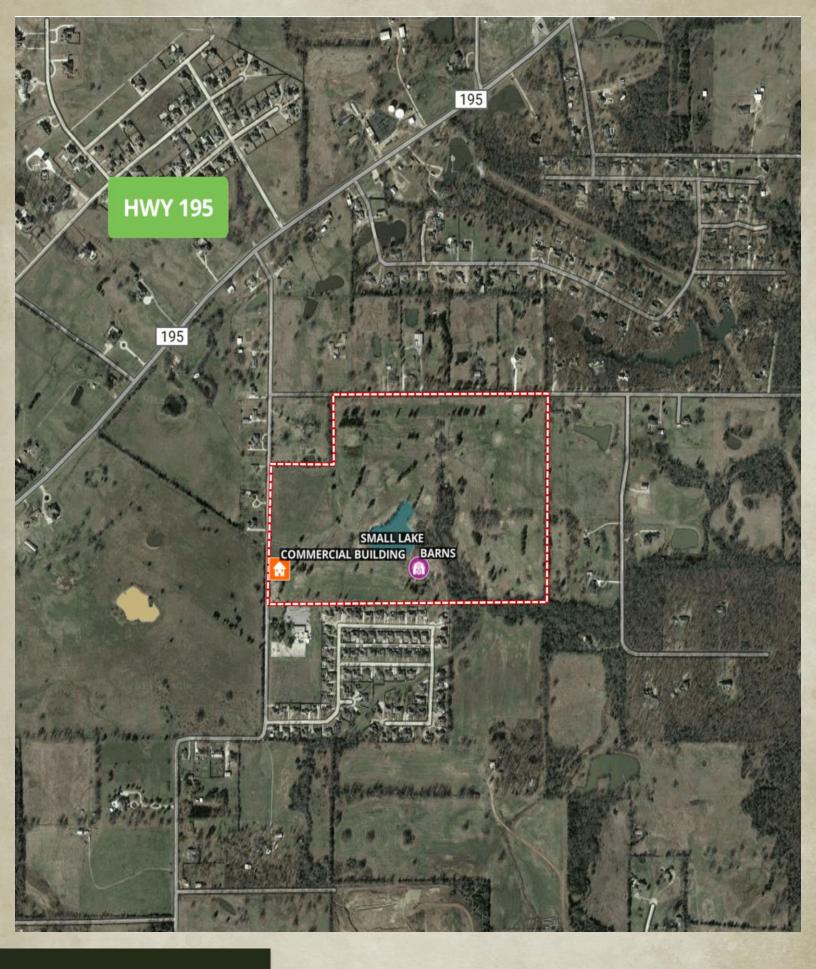






Over ½ mile of road frontage on two separate city roads makes for a phased planned development easily implemented. Small commercial building formerly used as the club house allows for commercial development potential. Minutes from most major businesses, schools, medical and all city amenities.







### **Appendix**

#### **Contact Information**

#### United Country AltaTerra Realty & Auction

J.W. Ross

Cell: (903) 491 - 1719

Broker/Owner | Land Pro

Email: jw.ross@altaterrarealty.com

Website: www.altaterrarealty.com

Office: (903) 438 - 2585

Office: (903) 438 - 2585

## JUST REDUCED



"The information contained in this brochure has been obtained from sources believed to be reliable and is believed to correct, but the sellers, broker and auctioneers do not guarantee its accuracy. All distances, sizes, capacities, and similar measurements and figures are approximate. All information about properties should be independently verified by interested purchasers."





