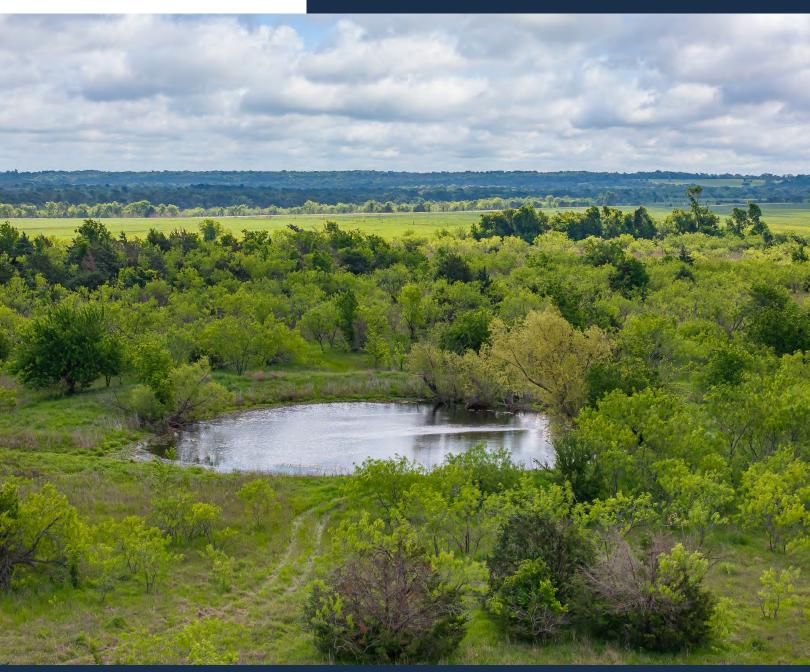


Horn Hill Farm

TBD LCR 390, Groesbeck, TX 64.5 Acres | \$599,000



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Property Description

Horn Hill Farm is 64 acres of exceptional land located in Groesbeck, TX, just 25 miles from Waco. The property is rectangular in shape and features 3/4 of a mile of frontage on two sides along county roads. The topography is primarily flat, making it an ideal candidate for future development. The ranch includes two ponds—one medium-sized and one small—both of which hold water year-round, even during the hottest parts of summer. A balanced mix of open pasture and tree cover provides both beauty and natural habitat. With its proximity to Waco, Horn Hill Farm is perfectly suited for use as an investment, recreational getaway, or homestead.

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Horn Hill Farm | Groesbeck, TX

TREES

Live Oak Cedar Elm Texas Mountain Laurel

WILDLIFE

Whitetail deer
Rio Grande Turkey
Waterfowl
Hogs

GRASSES

Bahia
Perennial Ryegrass
Bermuda

UTILITIES

Electricity available at the road

Well Needed

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SCAN HERE TO SEE MORE OF HORN HILL FARM

Location

Limestone County

25 miles to Waco, 33 miles to Corsicana, and 60 miles to Bryan/ College Station.

Directions

From State HWY 164, travel north on LCR 390 for 4 miles until you reach LCR 392. Turn left and travel 0.25 miles—the property will be on your right.

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TBD LCR 390, Groesbeck, TX 76642

Limestone County, Texas, 64 AC +/-







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Limestone County, Texas, 64 AC +/-



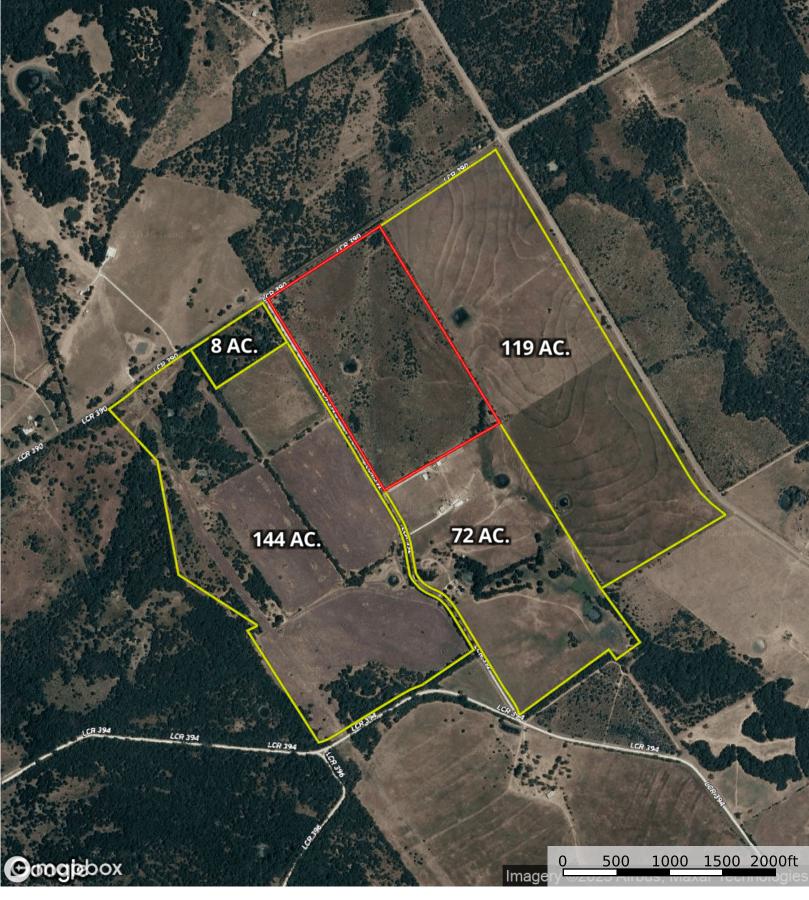


TBD LCR 390, Groesbeck, TX 76642 Limestone County, Texas, 64 AC +/-(31) Penelope FM 642 Hubbard FM 308 FM 933 West (31) FM 708 Mount Calm Coolidge FM 933 Tehuacana Leroy FM 56 Ross 171 Gholson Mex FM 933 FM 339 Lacy-Lakeview Bellmead FM 342 (317) Waco 164 Hallsburg Crawford FM 339 164 Groesbeck (6) **Beverly Hills** Woodway Riesel Robinson Hewitt FM 147 14) FM 339 by Thornton 77 SpaceX Rocket Lorena Development and Test Facility 77 7 Moody Kosse Marlin Eddy 7 6 77 6 36) FM 413 14) Troy Lott FM 935 **Bremond** FM 413 TPL 6 320 77 FM 413 Temple FM 979 35 Rosebud Belton 190 Frank FM 979 FM 437 FM 485 Little River-79 (77) Academy Calvert 190 20000 40000 80000ft FM 979 Rogers Marker 1 Boundary

TBD LCR 390, Groesbeck, TX 76642

Limestone County, Texas, 64 AC +/-









Boundary 1