

# 396.17 ACRES IN BROWN COUNTY

- Texas 76801



## Property [Description](#)

396+/- Acres in Brown County. This property can fit most anyone's needs. There is half of a soil conservation lake that lies on the property. This provides a great resource for fishing, water fowl, and numerous other water recreational sports. There is good cover for deer, which I have seen every time I have been on the property. If you are interested in raising livestock, there is good grass, and a nice set of working pens. Whether the property will be a weekend getaway, or a full time residence, there is a nice houses that will make you're stay enjoyable. Give us a call to get more information, or to schedule a appointment to view this property.

## Features

|                                     |                   |   |
|-------------------------------------|-------------------|---|
| <input checked="" type="checkbox"/> | Ponds/Stock Tanks |   |
| Private Lake:                       | <b>0 Acre</b>     |   |
| <input checked="" type="checkbox"/> | Cattle Pen(s)     | <input checked="" type="checkbox"/> Fence |
| Rural Electric:                     | <b>YES</b>        |   |
| Water Well:                         | <b>YES</b>        |   |
| Ag Exempt:                          | <b>YES</b>        |   |

## Agent [Info](#)

## Basic [Details](#)

|                       |                    |
|-----------------------|--------------------|
| Property Type:        | <b>Farm/Ranch</b>  |
| Listing ID:           | <b>1094</b>        |
| Price:                | <b>\$1,267,744</b> |
| Acreage (plus/minus): | <b>396.17 Acre</b> |

## Address [Map](#)

|            |                       |
|------------|-----------------------|
| Country:   | <b>US</b>             |
| State:     | <b>TX</b>             |
| County:    | <b>BROWN</b>          |
| Zipcode:   | <b>76801</b>          |
| Longitude: | <b>W99° 1' 13.4"</b>  |
| Latitude:  | <b>N31° 43' 41.9"</b> |



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