

# Turkey Creek Ranchette

56 +/- acres Limestone County



## Property Information Overview

Acreage.....	56 +/-
Location.....	TBD Hwy 164, Groesbeck, TX 76642
Price.....	\$169,000 -- \$3017 p/acre
Highest and Best Use.....	Agricultural/Recreational/Home
Topography.....	Level/Flat
Soil Type.....	Sandy Loam
Surface Water.....	>2500' frontage Turkey Creek
Utilities.....	Near and Available
Game.....	Whitetail, Hogs, Dove/Fish
Minerals.....	Owned/Unconveyed/Leased/Current Production
Taxes.....	\$3,000
School District.....	Groesbeck
Distance from Austin.....	100 Miles
Distance from Waco.....	50 Miles
Distance from DFW.....	100 Miles

Contact Tom Hooker, Agent at 254-723-7237 to schedule a showing.



**LegacyLands.com**

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