

221 ± Acres

1745 FM 2737

Lone Oak, Texas 75453

Frank Roberts LAND TEAM

\$2,435,620

Directions:

Property is located East of Lake Tawakoni, from Rockwall take SH 276 from Rockwall to Quinlan, cross SH 34 continue East on SH 276 for 12.5 miles to West Tawakoni to FM 2737, left for 1.8 miles to property on Left, SOP.



NEW LISTING



Property Description:

Exceptional 221 acre AG-exempt ranch located just 50 miles east of Dallas and adjacent to Lake Tawakoni, only separated from the lake by a strip of land approx. 400 ft to 1000 ft in width of Sabine River Authority Land totaling approx. an additional 112 acres. This versatile property offers an outstanding residential development opportunity as well as a combination of recreation, hunting, fishing, and livestock opportunities. Abundant wildlife habitat supports deer, hogs, waterfowl, and other native species, making it an ideal sportsman's retreat. The ranch is well-suited for cattle and horses, with an extensive network of established trails providing access throughout the property. Enjoy easy access to ponds, hunting blinds, scenic riding paths, and beautiful terrain highlighted by majestic century-old timber.

RE/MAX Landmark
109 North Frances Street
Terrell, TX 75160

www.frankrobertslandteam.com

Information herein deemed reliable but not guaranteed.



#1 Land Team
In Texas

Brought to You Exclusively By
Frank Roberts Land

OFFICE: 972-524-0689

FAX: 972-551-4014

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- ♦ Well-suit for horses and cattle
- ♦ Abundant Wildlife
- ♦ Adjacent to Lake Tawakoni



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- ♦ Well established trails
- ♦ Easy access to pond
- Easy access to hunting blinds



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