RED HILL RANGH





DESCRIPTION

Red Hill Ranch is a beautiful East Texas property with a multitude of opportunities for its new owner. Located just 25± miles from Bryan-College Station and with road frontage on two sides, the future potential of the property is limitless. With its spectacular trees, plenty of game for hunters, and the manageable acreage, it is a great location for a full-time or recreational residence, as well.

IMPROVEMENTS

There are no structural improvements. There is a low fence perimeter that is in average condition.



45± Acres Robertson County

VEGETATION

The property is located in the Post Oaks Savannah Ecoregion. Some of the abundant tree species include post oaks, blackjack oaks, Cedar elm and Cedar trees.







WILDLIFE

This property has plenty wildlife, including native White-tailed deer, dove, wild hogs, and predators.

WATER

There is one pond on the property that serves as a great source of water for wildlife, and would be adequate for livestock, as well.





MINERALS

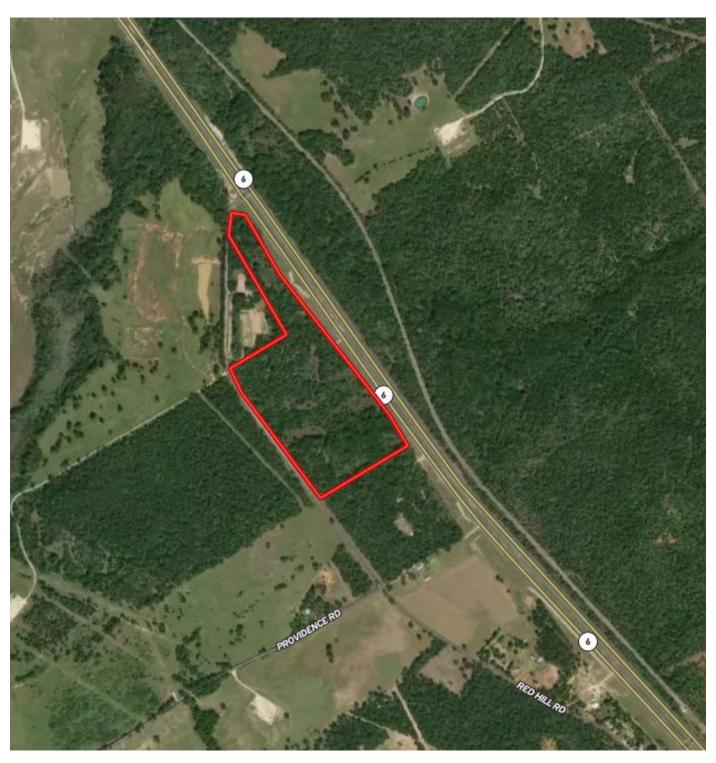
Negotiable. Call Broker for details.

TAXES

Ag. Exempt.

MAP LINK

Click here to view map





45 ACRES ROBERTSON COUNTY

This property has 2,864 ft. of frontage on Hwy 6 and 1,540 ft of frontage on paved Red Hill Rd. Just south of Calvert, the entrance to the property is located $25 \pm \text{miles N}$ of Bryan College Station, $60 \pm \text{miles SE}$ of Waco, 95 miles NE of Austin, 126 miles NW of Houston and 140 $\pm \text{miles S}$ of Dallas.

Texas law requires all real estate licensees to give the following Information About Brokerage Services: trec.state.tx.us/pdf/contracts/OP-K.pdf

PROPERTY WEBSITE

Click here to view website

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