

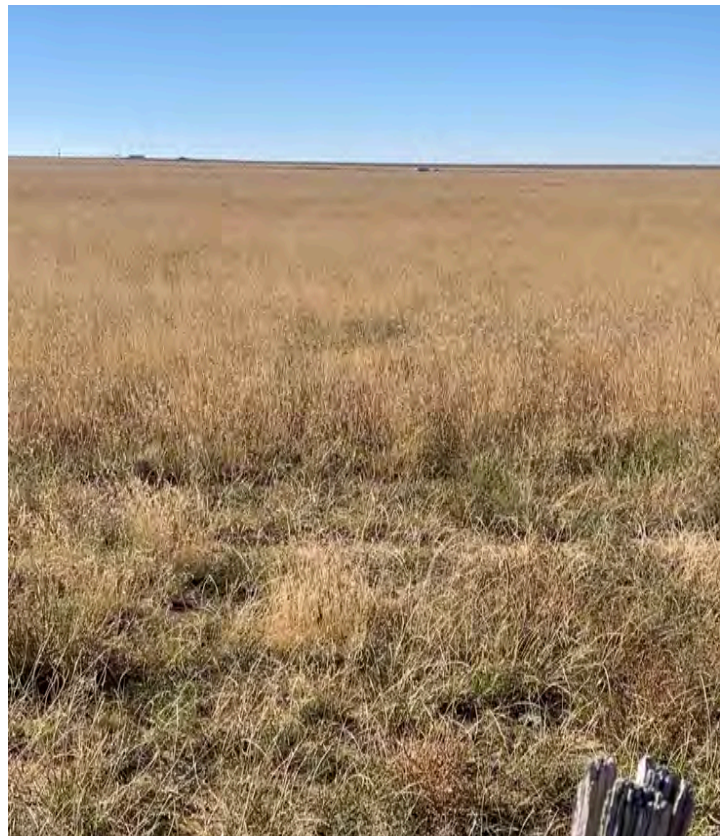


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FOR SALE

Middlewell Ranch
160 Acres

\$224,000
\$1,400/acre



3D interactive Map

Middlewell Ranch 320 acres

Area: SW of Dumas, TX in Moore County

Location: From Dumas, TX, drive SW 8 miles on FM 722 to a curve turning right and drive west an additional 5.5 miles on FM 722 to the north boundary of the property. Ranch sits on the south side of the highway.

Access: Middlewell Rd runs along the east boundary.

Total Acres: 160 acres

Topography and Landscape: The land is very flat with good native/ CRP mixture of grass.

Water: New well is needed. Water is estimated to produce 100 gpm or more. Red bed formation estimated at 500'.

Resources: Water rights and wind rights convey.

Fencing: The property has a barbed wire perimeter fence on 3 sides.

Price: **\$1400/ acre or \$224,000.** Buyer will accept FSA loans.

