



7461 COUNTY ROAD 1202
CLEBURNE, TX 76031



\$1,231,800



1 acres

DESCRIPTION

40 Acres of Pure Texas Country Living, Ready for Your Dream Home! Bring your builder, your kids, and the cows. This stunning 40 acre property is ready for YOU! Perfectly positioned just minutes from Rio Vista and Cleburne, this land offers the ultimate blend of convenience and country charm. Key Features: Endless possibilities such as - Build your dream home, start a ranch, or create your own private retreat! Gorgeous landscape complemented by towering post oaks and cedar trees provide natural beauty and privacy. A spacious grazing area and a beautiful pond ensure your animals stay happy and hydrated year-round. Enjoy peaceful country living while staying close to town amenities. The seller's are willing to offer concessions to assist with the buyer's closing cost and or buying the interest rate down, making this an excellent opportunity to secure your dream property with added financial flexibility. Opportunities like this one don't come around often! Whether you're looking for a quiet escape, a place to build your legacy, or wide-open space to roam, this property has it all. Don't wait, schedule your private tour today and make your country living dreams a reality! Interest rate as low as 4.99 percent with qualified buyer!

PROPERTY TYPE: Land - Improved Land

MLS STATUS: Active

MLS: 20793147

YEAR BUILT:

COUNTY: Johnson

TRACT OR SUBDIVIION: BATTERSON

LIST DATE: 12/19/2024

CENTURY 21

Judge Fite Company

800.451.8055

AREA:

SQUARE FEET:

TOTAL BEDS:

FULL BATHS:

HALF BATHS:

ACRES: 41.06

LOT SIZE (SQFT): 1,788,573

INTERIOR FEATURES

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

LOT DESCRIPTION:

- Acreage
- Agricultural
- ManyTrees

ADDITIONAL PROPERTY DETAILS

LISTED BY: Preston Kelley 

PHONE: 817.774.2487

BROKERED BY: Webb Kirkpatrick Real Estate, Inc