

CENTURY 21[®]

Judge Fite Company



OLD TIOGA UNIT TBD

GUNTER, TX 75058



\$4,250,000



1 acres

DESCRIPTION

Located in the rapidly growing area of Gunter, TX, this exceptional 51-acre tract presents an outstanding investment opportunity. The property is being offered as a whole, but plans are already in place to subdivide it into smaller, more valuable individual tracts, maximizing potential returns for the investor. With the region's development momentum and increasing demand for well-positioned land, this acreage offers a prime chance to capitalize on future growth. Whether held for appreciation or developed into individual parcels, this offering is a solid investment in a thriving market. Subject property is located solely in Grayson County, no city rules to satisfy, and is currently serviced by Mustang Water! Reach out today for additional details on this opportunity!

PROPERTY TYPE: Land - Unimproved Land

MLS STATUS: Active

MLS: 20950462

YEAR BUILT:

COUNTY: Grayson

TRACT OR SUBDIVIION:

LIST DATE: 05/30/2025

CENTURY 21

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800.451.8055

AREA:

SQUARE FEET:

TOTAL BEDS:

FULL BATHS:

HALF BATHS:

ACRES: 51.23

LOT SIZE (SQFT): 2,231,404

INTERIOR FEATURES

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

LOT DESCRIPTION:

- Acreage

FENCING:

- BarbedWire

UTILITIES

UTILITIES:

- ElectricityAvailable
- SepticAvailable
- WaterAvailable

ADDITIONAL PROPERTY DETAILS

LISTED BY: John Clark 

PHONE: 469.238.0310

BROKERED BY: Elevated Property Management L

century21judgefite.com

each office is independently owned and operated