

# CENTURY 21<sup>®</sup>

Judge Fite Company



## 1032B VZ COUNTY ROAD 2309

CANTON, TX 75103



\$800,000



1 acres

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## DESCRIPTION

Pristine 50 acres available in Canton Texas. This property has Road frontage on two different county roads. Great for development or build your own ranch. Plenty of great building sites. This property offers both open lush fields and mature pines and hardwoods. This property is an estate and is being sold as is. Don't miss this opportunity to grab a great piece of property only one hour east of Dallas. All minerals convey. This listing is only the 50 acres and does not include home on property. Will consider subdividing into smaller tracts.

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**800.451.8055**

**PROPERTY TYPE:** Land - Unimproved Land  
**MLS STATUS:** Active  
**MLS:** 21009590  
**YEAR BUILT:**  
**COUNTY:** Van Zandt  
**TRACT OR SUBDIVIION:** Dickerson  
**LIST DATE:** 07/25/2025

**AREA:**  
**SQUARE FEET:**  
**TOTAL BEDS:**  
**FULL BATHS:**  
**HALF BATHS:**  
**ACRES:** 50.03  
**LOT SIZE (SQFT):** 2,179,481

## INTERIOR FEATURES

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES

### LOT DESCRIPTION:

- Acreage
- Level

## UTILITIES

### HEATING/COOLING:

- Electric

### UTILITIES:

- ElectricityAvailable
- SepticAvailable
- WaterAvailable

## ADDITIONAL PROPERTY DETAILS

**LISTED BY:** David Inman 

**PHONE:** 214.821.3336

**BROKERED BY:** Christie's Lone Star