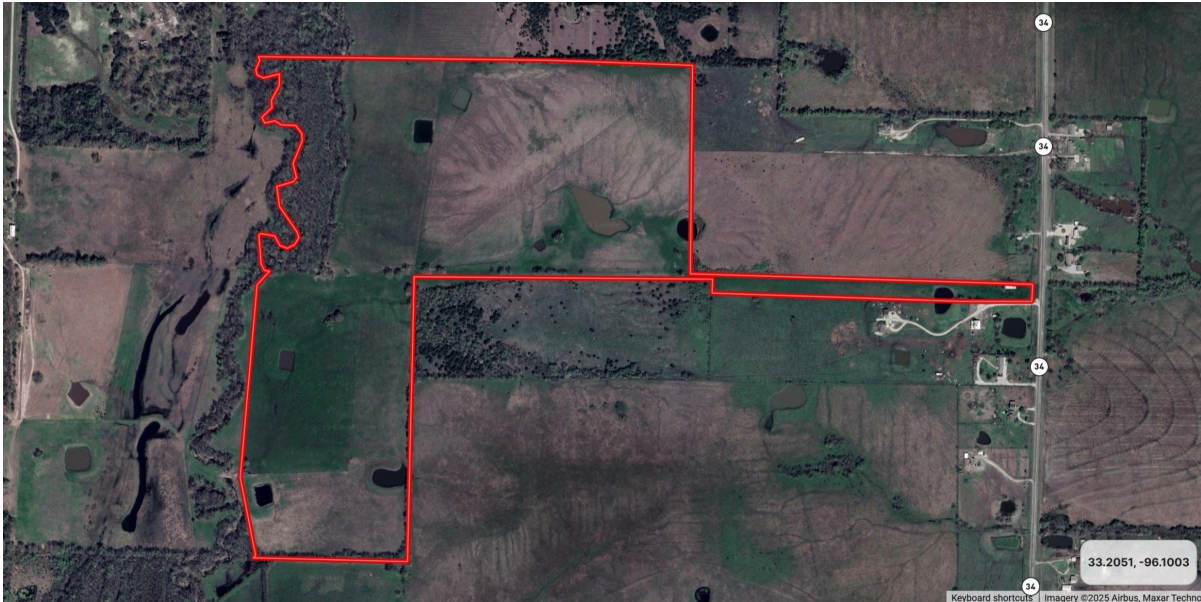


CENTURY 21

Judge Fite Company



2420 HIGHWAY 34 N

GREENVILLE, TX 75401



\$1,200,000



1 acres

DESCRIPTION

OWNER FINANCING available. Well maintained pastureland with 9 ponds, creek frontage and tree perimeters. This property has been used as a cattle farm and is set up for rotational grazing, divided into 8 paddocks, each with its own stock pond. Great for recreational use - ponds are stocked with fish, deer and feral hogs frequent the property. Frontage on State Highway 34. Access into Greenville and the DFW Metroplex via proximity to Interstate Highway 30, U.S. Highway 380 and U.S. Highway 69. Minimal flood plain along the western property boundary. Equipment shed at the front of the property. Ag Tax Exemption and Ag Lease in place. Ideal for investment, country estate, recreational use. Marketing brochure available upon request.

PROPERTY TYPE: Land - Unimproved Land
MLS STATUS: Active
MLS: 21051514
YEAR BUILT:
COUNTY: Hunt
TRACT OR SUBDIVIION: J Bates Surv Abs #35
LIST DATE: 09/04/2025

CENTURY 21

Judge Fite Company

800.451.8055

AREA:
SQUARE FEET:
TOTAL BEDS:
FULL BATHS:
HALF BATHS:
ACRES: 114.67
LOT SIZE (SQFT): 4,995,199

INTERIOR FEATURES

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

LOT DESCRIPTION:

- Acreage
- Pasture
- PondOnLot
- FewTrees

FENCING:

- BarbedWire
- CrossFenced
- Metal

UTILITIES

UTILITIES:

- ElectricityAvailable

ADDITIONAL PROPERTY DETAILS

LISTED BY: Grant Glasco 

PHONE: 214.448.0134

BROKERED BY: Glasco Commercial Real Estate

century21judgefite.com

each office is independently owned and operated