

# CENTURY 21

Judge Fite Company



## 1700 DON LEE ROAD

JOSHUA, TX 76058



\$1,217,430



1 acres

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## DESCRIPTION

Corner Acreage along the Chisholm Trail Parkway between Joshua and Cleburne! Endless Opportunities with this 13.5 Acres! 12 acres are Outside City Limits. Over 650 Feet of CTP frontage, perfect for visibility for Commercial or Development signage. Also has over 850 feet of Road Frontage on Don Lee Rd with a Large Water Line and Fire Hydrants already in place. The Land offers a Mix of Scattered Tree and brush with open pasture. Giving it a Natural tree buffer for privacy if you wanted to continue to use the property for residential and recreational purposes. 2 Ponds on the property, one even has a fishing dock! The Main Home is 2,655 square feet with 3 Bedrooms, Sun Room, Formal Dining Room and an easily Accessible Attic that can be turned into a second floor with plumbing for a bathroom in place. 2 Car Garage and a Large Covered Front Porch. Beautiful Home but needs renovations such as a roof, sheet rock, and has settling, etc. It would also work great for a large commercial office with plenty of natural Sun Light. Separate 600 sqft Workshop with concrete floor and Electric. Second home on property is pier and beam and has one bedroom. Previously used for storage only. Needs complete renovations to be lived in. Fenced and Cross Fenced! Don Lee Rd has over 300 feet of Road Frontage including a large 6 inch water line with fire hydrants already in place. So, Whether you're looking for Commercial, Industrial, Residential, or for Development - This Property works Perfect! Will Subdivide!

**PROPERTY TYPE:** Land - Improved Land

**MLS STATUS:** Active

**MLS:** 21109037

**YEAR BUILT:**

**COUNTY:** Johnson

**TRACT OR SUBDIVISION:** Johnson County

**LIST DATE:** 11/11/2025

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**800.451.8055**

**AREA:**

**SQUARE FEET:**

**TOTAL BEDS:**

**FULL BATHS:**

**HALF BATHS:**

**ACRES:** 13.53

**LOT SIZE (SQFT):** 589,236

## INTERIOR FEATURES

**VIRTUAL TOUR:**

- [View virtual tour](#)

## EXTERIOR FEATURES

**STYLE:**

- Barndominium

**LOT DESCRIPTION:**

- Acreage
- Cleared
- CornerLot
- Level
- Pasture
- PondOnLot
- Subdivided

**FENCING:**

- BarbedWire

## UTILITIES

**HEATING/COOLING:**

- Central
- Electric

**UTILITIES:**

- ElectricityAvailable
- ElectricityConnected
- SepticAvailable
- WaterAvailable

**LISTED BY:** Courtney Moncrief 

**PHONE:** 817.645.3350

**BROKERED BY:** Cowtown Real Estate

## ADDITIONAL PROPERTY DETAILS

century21judgefite.com

each office is independently owned and operated