

CENTURY 21[®]

Judge Fite Company



1304 COUNTY ROAD 115 UNIT 12

GAINESVILLE, TX 76240



\$2,450,000



0 sqft



2 beds



2 baths

DESCRIPTION

Prime Investment Opportunity – Three Custom-Built Quadplexes on 5 Acres Seize this rare investment opportunity featuring three custom-built quadplexes designed for quality and efficiency. Each unit boasts wide plank tile flooring, granite countertops, a full appliance package, and spray foam insulation for energy efficiency. Nestled in a tranquil, rolling landscape under a canopy of mature trees, this property offers both privacy and scenic beauty. Beyond the quadplexes, an additional 35 acres of prime land provide endless possibilities for future development, including residential lots, RV parking, or other ventures. Enjoy breathtaking hilltop views and the convenience of being less than a mile from Callisburg High School. Whether you're looking to expand a rental portfolio or develop a thriving community, this property is a versatile and lucrative opportunity in a rapidly growing area. Don't miss out—schedule a viewing today! The quads and 40.4 acres is available for \$3,450,000.

PROPERTY TYPE: Multifamily - Quadruplex

MLS STATUS: Active

MLS: 21125370

YEAR BUILT: 2021

COUNTY: Cooke

TRACT OR SUBDIVIION: Fcsl

LIST DATE: 12/04/2025

CENTURY 21

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800.451.8055

AREA:

SQUARE FEET:

TOTAL BEDS: 2

FULL BATHS: 2

HALF BATHS: 0

ACRES: 5

LOT SIZE (SQFT): 217,800

INTERIOR FEATURES

FLOOR COVERINGS:

- CeramicTile
- LuxuryVinylPlank

APPLIANCES:

- Dishwasher
- ElectricRange
- ElectricWaterHeater
- Microwave
- Refrigerator
- VentedExhaustFan

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

PARKING:

- AdditionalParking
- Common
- OnSite
- Open
- ParkingLot

LOT DESCRIPTION:

- Acreage
- BackYard
- Cleared
- InteriorLot
- Lawn
- NativePlants
- ManyTrees

ROOF TYPE:

- Composition

YARD/GROUNDS:

- Lighting
- RvHookup

SIDING:

- BoardAndBattenSiding

POOL TYPE:

- None

FOUNDATION:

- Slab

FENCING:

- PartialCross

UTILITIES

HEATING/COOLING:

- Central
- Electric

UTILITIES:

- ElectricityAvailable
- ElectricityConnected
- SepticAvailable
- SeparateMeters
- WaterAvailable

ADDITIONAL PROPERTY DETAILS

AMENITIES:

- BuiltInFeatures
- DecorativeDesignerLightingFixtures
- EatInKitchen
- GraniteCounters
- HighSpeedInternet
- KitchenIsland
- OpenFloorplan
- NaturalWoodwork
- WalkInClosets

SECURITY FEATURES:

- SmokeDetectors
- SecurityLights

LISTED BY: MISTY SCHMITZ 

PHONE: 940.736.0548

BROKERED BY: TIERRA REAL ESTATE