

CENTURY 21[®]

Judge Fite Company



12950-1 CLEBURNE HIGHWAY

CRESSON, TX 76035



\$2,122,250



1 acres

DESCRIPTION

Brand New 60ft easement granted off Hwy 171 for the future owner of this tract's use ONLY. This is your chance to own 84.89 acres of stunning ranch land just south of Weatherford! Featuring a diverse landscape with rolling terrain, majestic hardwoods, and wide-open fields perfect for grazing cattle, private ranch or a future development, this property is a rare find. A natural creek winds through the middle, attracting abundant wildlife—making it an absolute paradise for hunters and nature lovers alike. Whether you're dreaming of building a magnificent ranch estate, a weekend hunting retreat, or simply securing a piece of Texas land to call your own, this property delivers the perfect blend of privacy and convenience. Escape the hustle and bustle of city life and enjoy the peace and quiet of true country living—without sacrificing accessibility! You're just minutes from Hwy 171, making for an easy drive into Weatherford, a thriving and growing community with excellent amenities, year-round events, and even a brand-new Costco. Opportunities like this don't come around often! Don't wait—come see this breathtaking property! Additional adjoining 44 acre parcel to the north is also available to purchase at same price per acre.

PROPERTY TYPE: Land - Unimproved Land

MLS STATUS: Active

MLS: 21130954

YEAR BUILT:

COUNTY: Parker

TRACT OR SUBDIVIION: NONE

LIST DATE: 12/11/2025

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800.451.8055

AREA:

SQUARE FEET:

TOTAL BEDS:

FULL BATHS:

HALF BATHS:

ACRES: 84.89

LOT SIZE (SQFT): 3,697,808

INTERIOR FEATURES

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

LOT DESCRIPTION:

- Acreage
- Agricultural
- HardwoodTrees
- InteriorLot
- IrregularLot
- Other
- Pasture
- RollingSlope
- ManyTrees
- FewTrees
- Wooded

FENCING:

- BarbedWire

UTILITIES

UTILITIES:

- ElectricityAvailable
- None
- OverheadUtilities

LISTED BY: Heather Kingston 

PHONE: 817.946.7775

ADDITIONAL PROPERTY DETAILS

BROKERED BY: Cates & Company

century21judgefite.com

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