

CENTURY 21[®]

Judge Fite Company



1264 MCCONNELL ROAD

GUNTER, TX 75058



\$1,950,000



1 acres

DESCRIPTION

Discover 10 nice level acres in the heart of Gunter—an exceptional opportunity for those seeking space, privacy, and long-term potential in one of North Texas' fastest-growing corridors. This unzoned, AG-exempt property offers a rare combination of open pasture, scattered mature trees, and a peaceful interior-lot setting along a quiet county road. With electricity available and no known restrictions, the land is perfectly suited for a custom home, barndominium, ranch estate, or future residential development. Horses are welcome, and the level terrain provides excellent usability across the full 10 acres. The property is currently used agriculturally, giving buyers the benefit of low taxes thanks to the existing AG exemption. Located within the highly regarded Gunter ISD, this tract offers both rural tranquility and convenient access to major growth areas, including the Dallas North Tollway extension. Whether you're looking to build now or hold as an investment, this land delivers flexibility, privacy, and long-term value.

PROPERTY TYPE: Land - Improved Land
MLS STATUS: Active
MLS: 21174681
YEAR BUILT:
COUNTY: Grayson
TRACT OR SUBDIVIION: CAMPBELL WM H
LIST DATE: 02/18/2026

CENTURY 21

Judge Fite Company

800.451.8055

AREA:
SQUARE FEET:
TOTAL BEDS:
FULL BATHS:
HALF BATHS:
ACRES: 10
LOT SIZE (SQFT): 435,600

INTERIOR FEATURES

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

LOT DESCRIPTION:

- Acreage
- InteriorLot
- FewTrees

UTILITIES

UTILITIES:

- ElectricityAvailable

ADDITIONAL PROPERTY DETAILS

LISTED BY: Coryann Johnson 

PHONE: 214.908.5468

BROKERED BY: Texas Homes and Land

century21judgefite.com

each office is independently owned and operated