

CENTURY 21

Judge Fite Company



1171 ROCKPORT

SHERMAN, TX 75092



\$950,000



2,317 sqft



4 beds



4 baths

DESCRIPTION

7.00 acre rectangular lot with +- 900 feet of frontage along Rockport Rd. Listing includes a Main House, Rental House, and four barns. Main house features 2,317 SF with additional 1,200 SF air conditioned art studio, 4 BR 2.5 BA. Rental house spans 1,146 SF and includes 1 BR 1 BA. Industrial Metal Building with concrete floor features 10,100 SF of enclosed space. Additional 3 barns range from 800 SF to 1,050 SF. Water well, septic, electricity available as well as a generator hooked up to the main house.

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800.451.8055

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: Active

MLS: 21174857

YEAR BUILT: 1964

COUNTY: Grayson

TRACT OR SUBDIVIION: HO4<2001

LIST DATE: 02/10/2026

AREA:

SQUARE FEET: 2,317

TOTAL BEDS: 4

FULL BATHS: 3

HALF BATHS: 1

ACRES: 7

LOT SIZE (SQFT): 304,920

INTERIOR FEATURES

FIREPLACE:

- LivingRoom

APPLIANCES:

- Dryer
- Dishwasher
- Microwave
- Refrigerator
- Washer

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE:

- Farmhouse

PARKING:

- CircularDriveway
- Carport
- Driveway
- Garage

LOT DESCRIPTION:

- Acreage

POOL TYPE:

- None

FOUNDATION:

- Slab

UTILITIES

UTILITIES:

- ElectricityConnected
- SepticAvailable
- WaterAvailable

ADDITIONAL PROPERTY DETAILS

LISTED BY: Grant Brodeur 

AMENITIES:
BROKERED BY: Thornberry Land Company LLC

- Other

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