

CENTURY 21

Judge Fite Company



11025 BROCK HIGHWAY

LIPAN, TX 76462



\$849,000



1,200 sqft



2 beds



2 baths

DESCRIPTION

Centrally located in the triangle of Weatherford, Stephenville and Granbury, Lipan is home to cowboys and cowgirls that showcase the NFR, as well as the Fighting Indians that showcase the state basketball tournament year in, year out. This parcel is to be surveyed out of larger tract with certain boundary lines negotiable. Ideal sandy loam soil with a gentle slope providing amazing views for miles for a future homesite overlooking the entire land and pond. A newer 1200 square foot, 2 bed 2 bath home provides the perfect dwelling for a small family, a foreman, guest or the in-laws. Serviced by a booming water well that will allow for future horse stalls, traps and another dwelling or main home if needed. Plenty of grazing room with coastal pastures scattered with oak trees that the owner is currently baling for hay. Note: Current driveway will be need to be shared for 30-60 days until seller re-routes driveway on neighboring property to the west to navigate and access his home to the south. New survey will need to be completed to verify new boundaries and exact acreage. Tenant in home at the moment.

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: Active

MLS: 21179586

YEAR BUILT: 2022

COUNTY: Hood

TRACT OR SUBDIVIION: NA

LIST DATE: 02/20/2026

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800.451.8055

AREA:

SQUARE FEET: 1,200

TOTAL BEDS: 2

FULL BATHS: 2

HALF BATHS: 0

ACRES: 23

LOT SIZE (SQFT): 1,001,880

INTERIOR FEATURES

APPLIANCES:

- Dishwasher
- ElectricCooktop
- Microwave
- Refrigerator

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE:

- Detached
- Farmhouse

PARKING:

- AttachedCarport

LOT DESCRIPTION:

- Acreage
- Agricultural
- HardwoodTrees
- Pasture
- PondOnLot
- Sloped
- FewTrees

SIDING:

- MetalSiding
- SteelSiding

POOL TYPE:

- None

FENCING:

- BarbedWire
- CrossFenced

UTILITIES

HEATING/COOLING:

- Electric

UTILITIES:

- SepticAvailable
- WaterAvailable

ADDITIONAL PROPERTY DETAILS

AMENITIES:

- GraniteCounters
 - Pantry
 - WalkInClosets
-

LISTED BY: Brad Booth 

PHONE: 817.341.6156

BROKERED BY: The Platinum Group RE, LLC