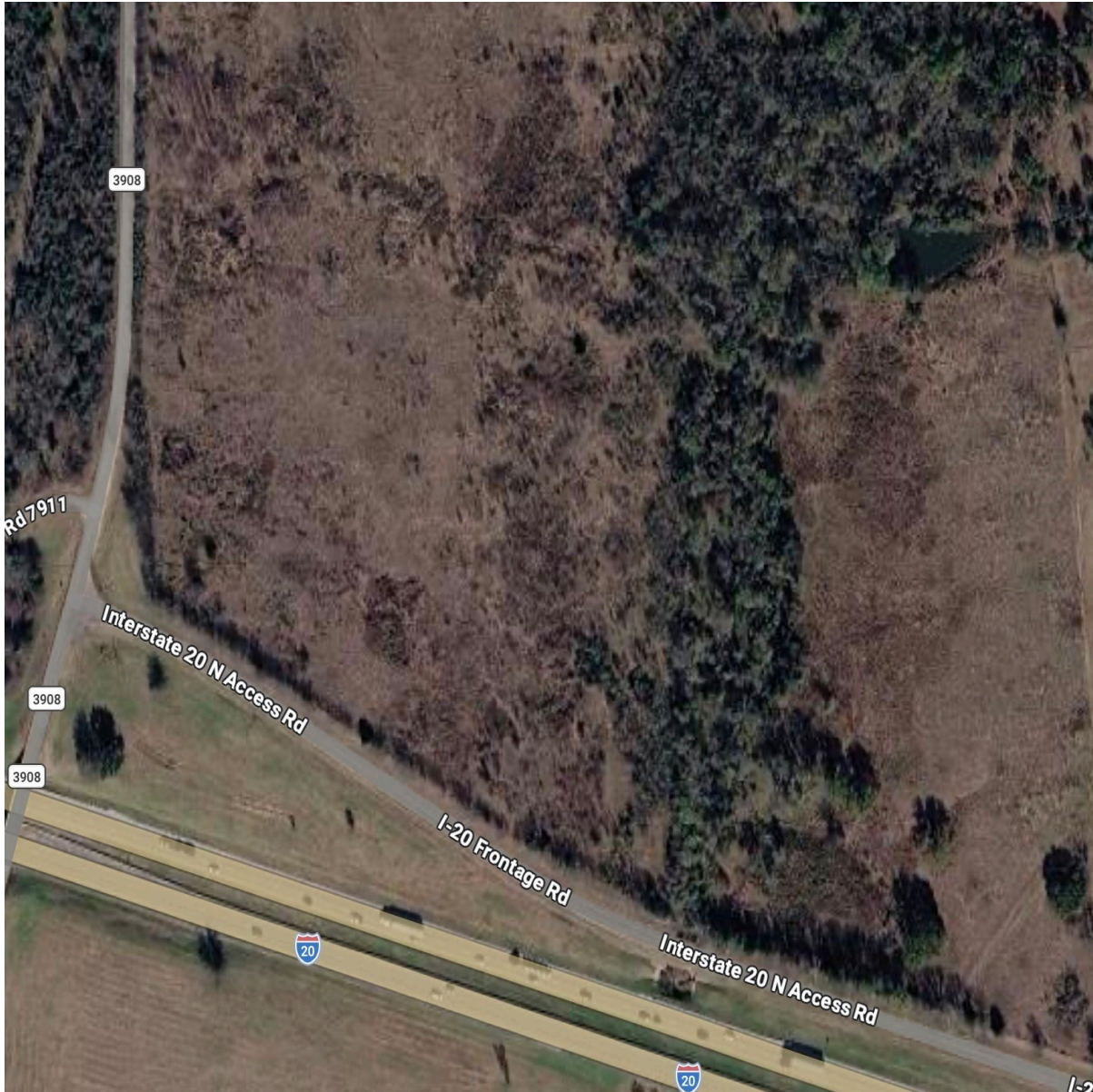


CENTURY 21

Judge Fite Company



TBD I 20 FRONTAGE

WILLS POINT, TX 75169



\$779,000



1 acres

DESCRIPTION

Approx. 39± acres with 1100± feet of paved frontage along the I-20 access road in Van Zandt County. The property features a mix of open pasture, scattered tree cover, a natural creek corridor, and a small pond. The tract offers multiple potential homesite areas set back from the road, with space for agricultural, recreational, or residential use. Seller will consider dividing the property into two tracts generally along the scenic creek. Water line is located along the road frontage. Convenient access to Interstate 20 provides an easy commute toward Canton, Terrell, and the Dallas area while maintaining a rural setting.

PROPERTY TYPE: Land - Unimproved Land
MLS STATUS: Active
MLS: 21215218
YEAR BUILT:
COUNTY: Van Zandt
TRACT OR SUBDIVIION: 0000
LIST DATE: 03/22/2026

CENTURY 21

Judge Fite Company

800.451.8055

AREA:
SQUARE FEET:
TOTAL BEDS:
FULL BATHS:
HALF BATHS:
ACRES: 39.14
LOT SIZE (SQFT): 1,704,807

INTERIOR FEATURES

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

LOT DESCRIPTION:

- Acreage
- Other
- Pasture
- PondOnLot
- RollingSlope
- ManyTrees
- Sloped

FENCING:

- Perimeter

UTILITIES

UTILITIES:

- OverheadUtilities
- SeparateMeters
- SewerNotAvailable
- WaterAvailable

ADDITIONAL PROPERTY DETAILS

LISTED BY: Juli Black 

PHONE: 469.737.0852

BROKERED BY: Allie Beth Allman & Assoc.

century21judgefite.com

each office is independently owned and operated