

CENTURY 21

Judge Fite Company



7956 S STATE HIGHWAY 78

LEONARD, TX 75452



\$995,000



2,420 sqft



3 beds



2 baths

DESCRIPTION

This is the one! Come get this beautiful log cabin with gated entrance, stocked pond, 1500 square foot garage, and 50.355 exceptional acres. Currently two parcels are combined making the total 50 acres. The cabin boasts an open family room and dining room featuring a vaulted ceiling with solid beams. The kitchen features solid surface counters, center island, and double ovens. The primary bedroom is perfect for king size furniture. The primary bath includes dual sinks, dual closets, separate shower, and garden soaking tub. The property features excellent road frontage on Hwy 78! (872 linear feet) The possibilities are endless with strong potential for future development or division. Falls in the Bonham Independent School District. This property offers a rare opportunity to acquire a large, clean tract of land in a peaceful yet accessible area of Fannin County—perfect for ranching, investment, or rural residential living. This home is a MUST SEE!

PROPERTY TYPE: Residential - Single Family Residence
MLS STATUS: Pending
MLS: 21227276
YEAR BUILT: 2001
COUNTY: Fannin
TRACT OR SUBDIVIION: Eubanks
LIST DATE: 04/04/2026

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800.451.8055

AREA:
SQUARE FEET: 2,420
TOTAL BEDS: 3
FULL BATHS: 2
HALF BATHS: 0
ACRES: 50.35
LOT SIZE (SQFT): 2,193,463

INTERIOR FEATURES

FLOOR COVERINGS:

- CeramicTile
- Laminate

APPLIANCES:

- DoubleOven
- Dishwasher
- ElectricRange
- Disposal
- Microwave

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE:

- LogHome

PARKING:

- Garage
- WorkshopInGarage

LOT DESCRIPTION:

- Acreage
- ManyTrees

POOL TYPE:

- None

FOUNDATION:

- Slab

UTILITIES

HEATING/COOLING:

- Central
- Electric

UTILITIES:

- SepticAvailable
- WaterAvailable

LISTED BY: Leonard McManaman DETAILS

PHONE: 972.332.0008

AMENITIES:

BROKERED BY: Keller Williams Frisco Stars

- DoubleVanity
- KitchenIsland

century21judgefite.com

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