

# CENTURY 21

Judge Fite Company



## 5.63 ACRES THOMPSON HEIGHTS

DENISON, TX 75020



\$2,825,000



1 acres

## DESCRIPTION

Welcome to Thompson Heights, 5.63 acres of Lakefront paradise, with exclusive ownership to the shoreline, YOU OWN ALL THE TREES! this property offers a rare opportunity to immerse yourself in the natural beauty of one of Texas' most coveted destinations. The possibilities are endless with ample space to design and build your dream home. THIS PROPERTY INCLUDES A BRAND NEW 50 FT. 4 SLIP BOATHOUSE WITH POWER AND WATER, ensuring effortless access to endless days of boating, fishing, and water sports. Additionally, a private dock offers a secluded spot to cast a line, soak up the sun, or simply enjoy the peaceful ambiance of lakeside living. Situated just moments from EISENHOWER STATE PARK, restaurants, and recreational amenities, you'll have everything you need at your fingertips while still enjoying the tranquility of your own private oasis. Don't miss your chance to experience the ultimate lakefront lifestyle.

**PROPERTY TYPE:** Land - Unimproved Land  
**MLS STATUS:** Active  
**MLS:** 21235774  
**YEAR BUILT:**  
**COUNTY:** Grayson  
**TRACT OR SUBDIVIION:** Thompson Heights  
**LIST DATE:** 04/14/2026

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**800.451.8055**

**AREA:**  
**SQUARE FEET:**  
**TOTAL BEDS:**  
**FULL BATHS:**  
**HALF BATHS:**  
**ACRES:** 5.63  
**LOT SIZE (SQFT):** 245,242

## INTERIOR FEATURES

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES

### LOT DESCRIPTION:

- Acreage
- InteriorLot
- IrregularLot
- Ravine
- ManyTrees
- Sloped
- Waterfront

### YARD/GROUNDS:

- BoatSlip

### FENCING:

- None

## ADDITIONAL PROPERTY DETAILS

### COMMUNITY:

- BoatFacilities
- Fishing
- Lake
- Marina

**LISTED BY:** Lisa Hitchcock 

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**BROKERED BY:** Easy Life Realty

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