

# Texas Grand Ranch

Section 3a  
Block 15  
Lot 42

3.12  
Acres

For Sale on Market

# \$222,900

Call (713) 817-7768 Today!

## LOTS

3.12 ACRES > GENTLE TERRAIN FOR EASY BUILD > 674' DEEP FOR EXTRA PRIVACY > Ready for peace & quiet & privacy? Start building whenever you want. Choose your own builder. EZ access to I-45. Texas Grand Ranch is a large lot, wooded community in the rolling hills. Country lifestyle for your custom forever home. Mature trees, paved roads, water & HIGH SPEED fiber optic internet. Covered pavilions, parks, ponds, playgrounds, BBQ areas. Minutes from shopping, dining, schools, hospitals, and entertainment. Low taxes - No MUD tax. HIGH & DRY - Average elevation is 325' ASL. Surrounded by Nat'l Forest (161,508 acres) & State Park (2,083 acres) with 100's of miles of hiking, biking and horseback riding - boat launches & beaches. Come home to Texas Grand Ranch.

## GENERAL DESCRIPTION

**Subdivision:** Texas Grand Ranch

**Property Type:** Lots

**Lotsize:** 135,907 / Appraisal District

**Maintenance Fee:** \$400 / Annually

**Market Area:** Huntsville Area

**MLS# / Area:** 60279324 / 43



Presented By  
**Joseph Blendemann**

Legacy Texas Properties (713) 817-7768

Listing Broker  
Grand Ranch Realty

3a-15-42 Winchester Road, Huntsville, TX 77340

Visit <https://www-v2.har.com/60279324> for more information