

573 Acres | T-6 | Highway 287 | 1049
Highway 287
Pennington, TX 75845

\$3,468,400
573± Acres
Trinity County



MORE INFO ONLINE:
www.homelandprop.com

573 Acres | T-6 | Highway 287 | 1049
Pennington, TX / Trinity County

SUMMARY

Address

Highway 287

City, State Zip

Pennington, TX 75845

County

Trinity County

Type

Hunting Land, Recreational Land, Undeveloped Land

Latitude / Longitude

31.167278 / -95.213318

Acreage

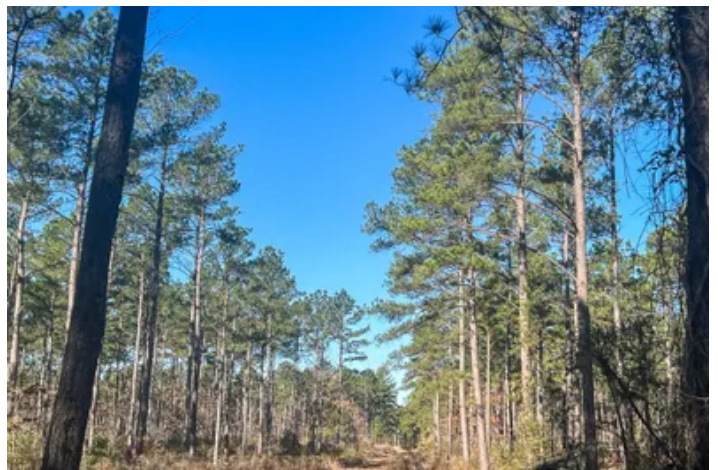
573

Price

\$3,468,400

Property Website

<https://homelandprop.com/property/573-acres-t-6-highway-287-1049-trinity-texas/98883/>



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PROPERTY DESCRIPTION

Brownlee Creek Timber ! 573 +/- acres, all selectively thinned and opened up for a park-like look. Superior topography with no floodplain per the topography maps herein. Great access/frontage on US 287 or Louisville Rd. [Davy Crockett National Forest](#) to the east and north, creating an excellent buffer. Electricity along the west side of US 287 and west side of Louisville Rd. for T-5. Tract 2/3 do not have electricity readily available. Go solar ! OR, extend the electricity. Clean with no pipeline ROW's, easements, or oil/gas sites known. This is prime land, prime location, prime value!

Google aerial imagery does not reflect what is current as to tree coverage. Please refer to the drone aerial imagery.

Utilities: Electric available, Water available

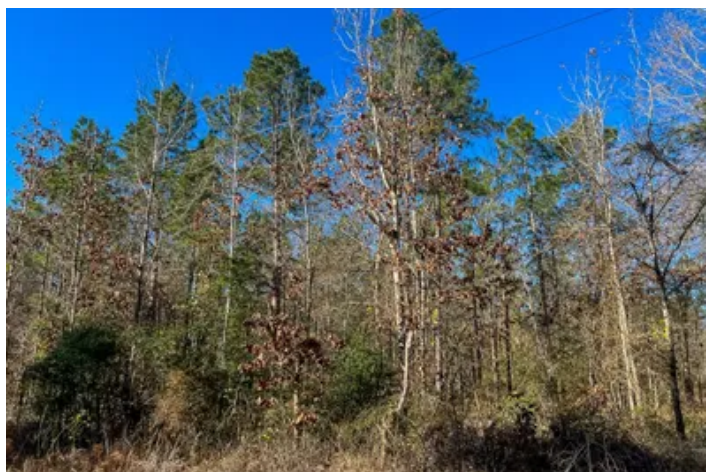
Utility Providers: Sam Houston Electric Cooperative, Pennington Water Supply Corp.



MORE INFO ONLINE:

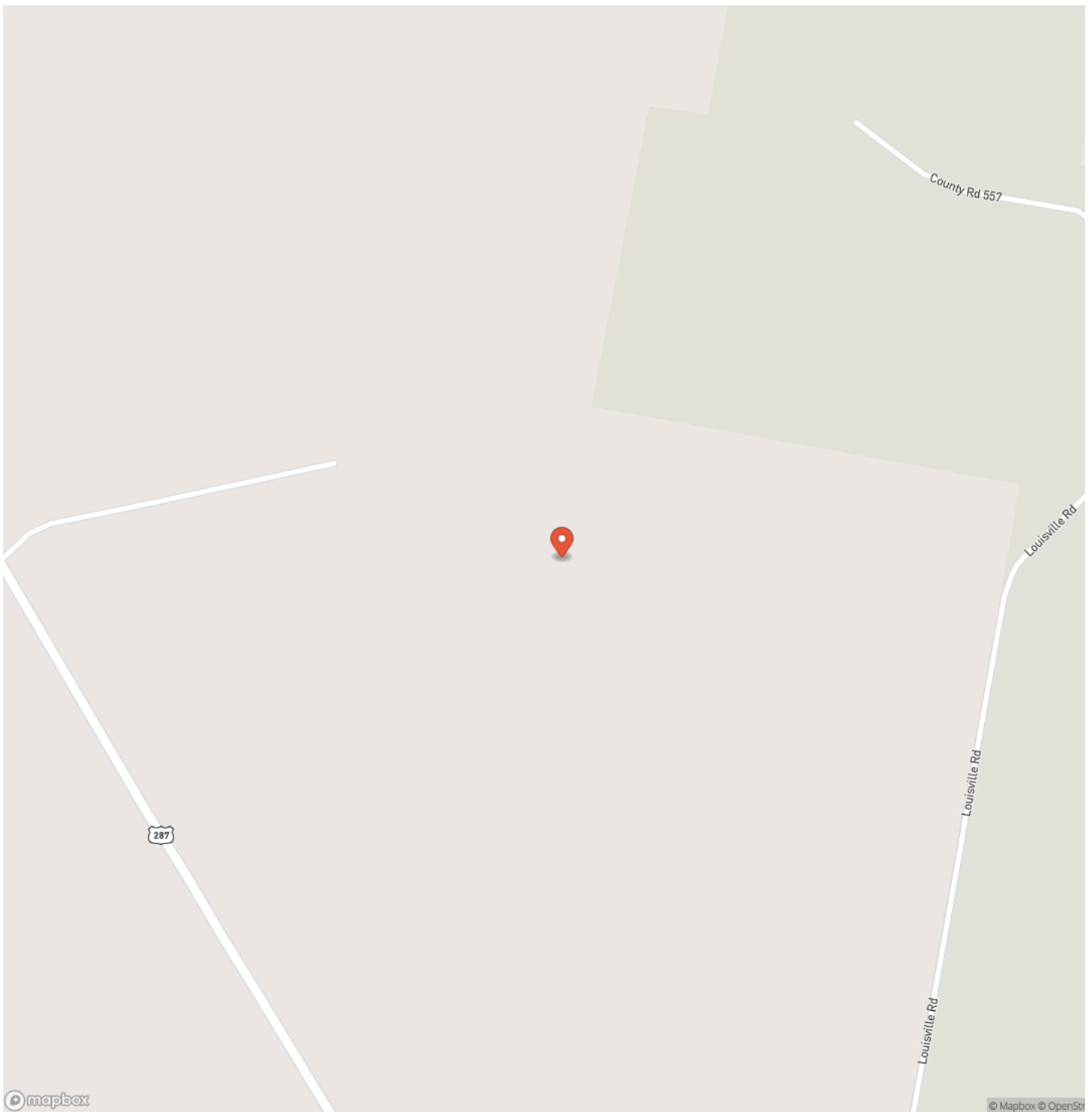
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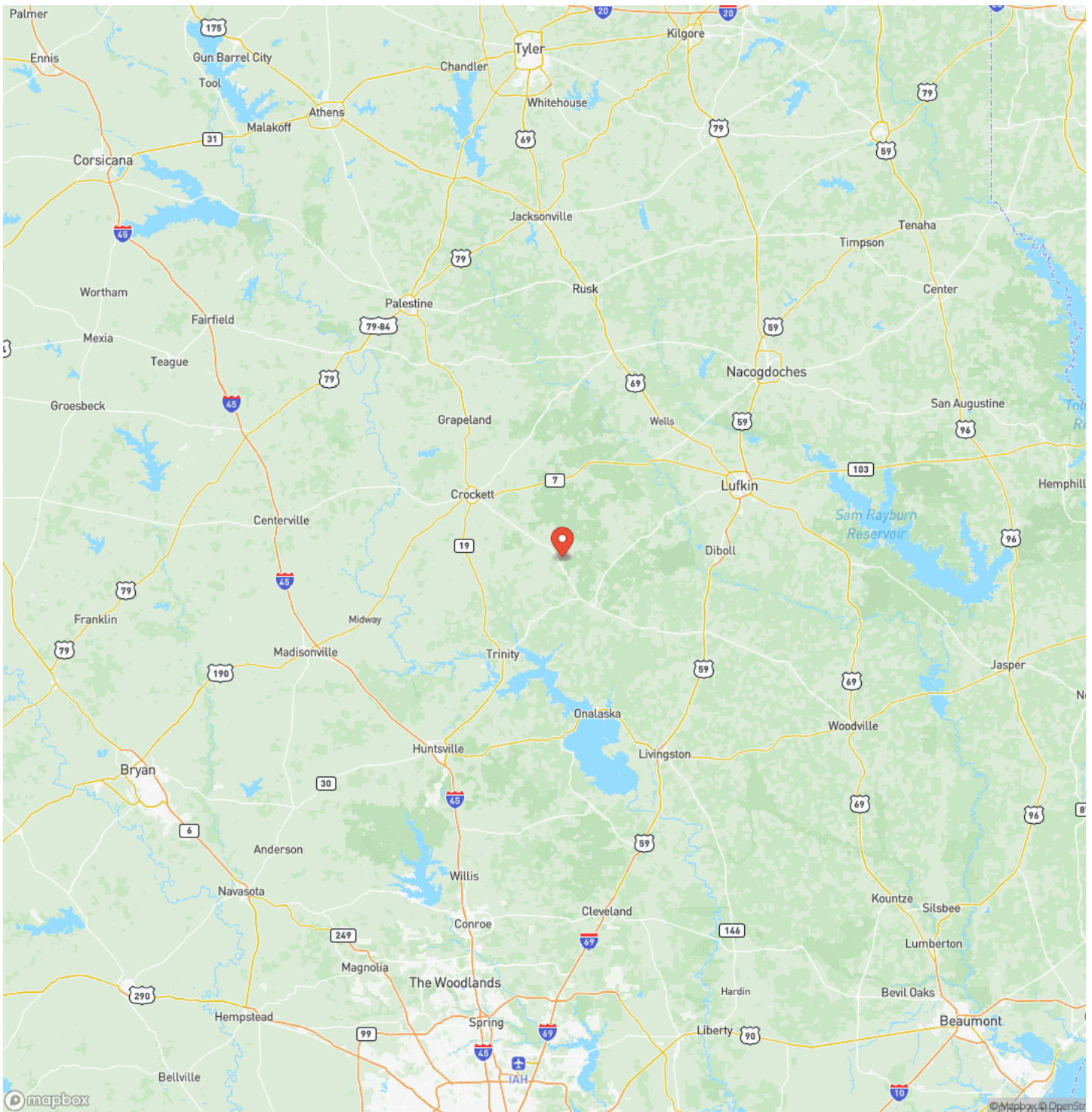
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Locator Map



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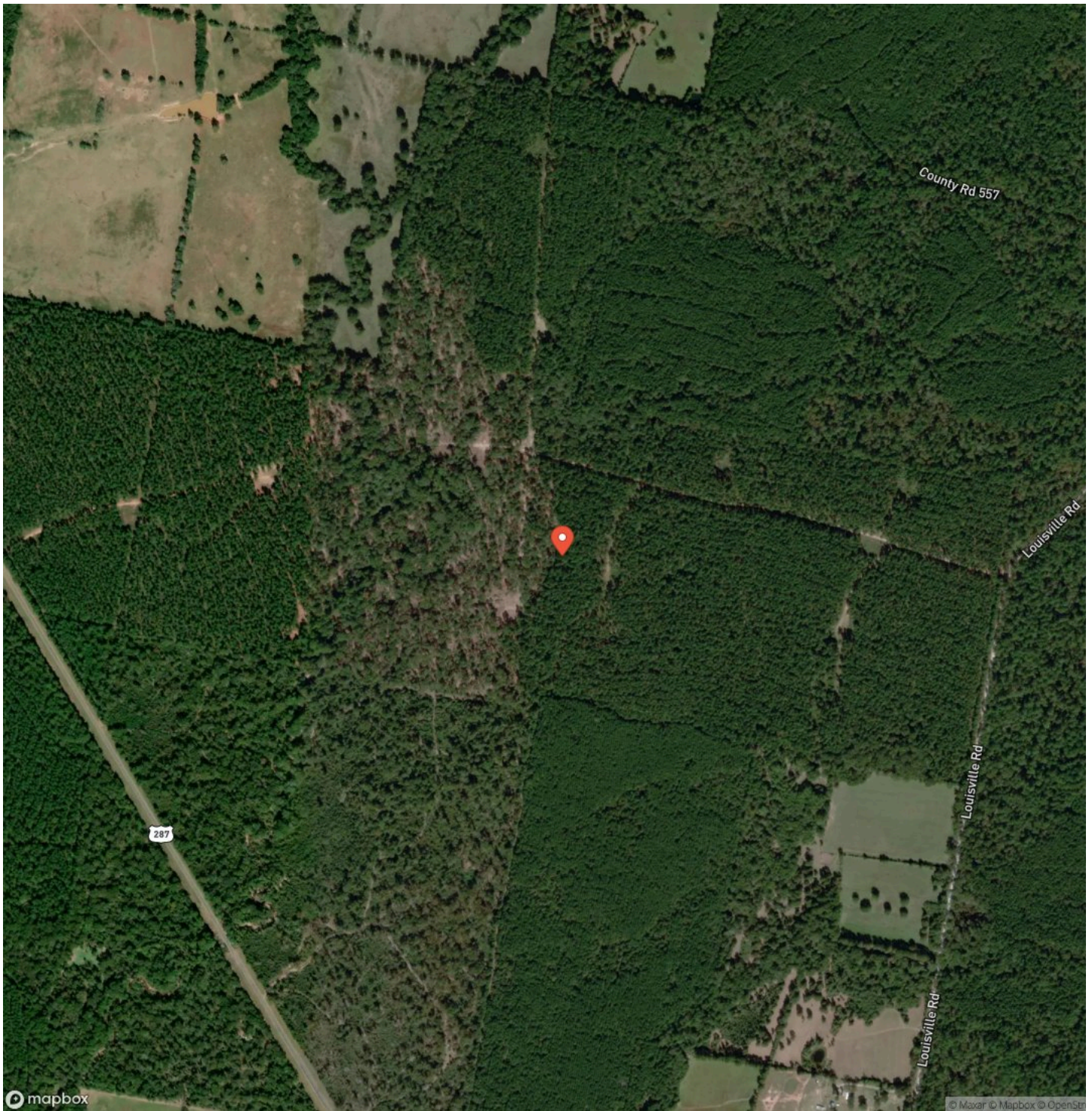


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Satellite Map



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LISTING REPRESENTATIVE

For more information contact:



Representative

Andy Flack

Mobile

(936) 295-2500

Email

agents@homelandprop.com

Address

1600 Normal Park Dr

City / State / Zip

NOTES



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This image shows a single sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



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Title Insurance Company Disclaimer: Seller reserves the right to require the use of Seller's preferred Title Insurance Company.

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Legal Description Disclaimer: Size is approximate and subject to recorded legal description or surveyed gross acres to include, but not limited to, any acres lying within roads and/or easements. CAD shape files are not reliable. Shape files per maps herein are considered the most accurate available and are derived using the best information available, included, but not limited to, GIS data, field data, legal descriptions, and survey, if available.

Easement Disclaimer: Visible and apparent and/or marked in field.



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HomeLand Properties, Inc.
1600 Normal Park Dr.
Huntsville, TX 77340
(936) 295-2500
www.homelandprop.com



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