

Wolf Creek Ranch
2700 Quarry Road
Brenham, TX 77833

\$970,000
28.54± Acres
Washington County



Wolf Creek Ranch
Brenham, TX / Washington County

SUMMARY

Address

2700 Quarry Road

City, State Zip

Brenham, TX 77833

County

Washington County

Type

Recreational Land, Horse Property

Latitude / Longitude

30.312327 / -96.493668

Acreage

28.54

Price

\$970,000

Property Website

<https://ranchrealestate.com/property/wolf-creek-ranch-washington-texas/65600/>



PROPERTY DESCRIPTION

Situated in northern Washington county, Wolf Creek Ranch features a newly remodeled, ready to move in home, large metal barn and plenty of area to build a horse barn, arena, or other desirable improvements. This property does have fine sandy loam soil and would be perfect for the equestrian enthusiast. Conveniently located only 5 minutes from Lake Somerville which offers great fishing and water recreation opportunities. The native and improved grasses provide forage for wildlife and livestock grazing. Dense native wooded areas at the back of the ranch provides cover for all wildlife and game. The home is tucked privately away offering optimum privacy and endless opportunities and possibilities of relaxation and recreational enjoyment.

IMPROVEMENTS 3 Bed, 2 Bath, 1,440 sqft(perWCAD) home. The home has been completely remodeled in 2024. 30 x 50 fully insulated with cement floor metal barn and a 20 x 50 attached lean-to on the back for additional covered storage.

WATER There is a water well that supplies the home and barn.

POWER Power is supplied to the home and barn via overhead electric.

RECREATION and WILDLIFE White-tailed deer are abundant on the property as well as hogs, doves and other native wildlife.

The ranch is under AG Valuation and is surface sale only.

LOCATION 13 miles to Brenham 31 miles to College Station 88 miles to Houston 93 miles to Austin

Showings are done by appointment only with the required 48-hour notice. Listing agent must be present for all showings. No trespassing or unaccompanied showings. Capitol Ranch Real Estate, LLC will work with a buyers agent, however, buyers agent must make first contact and be present for all showings to receive full compensation at the discretion of Capitol Ranch Real Estate, LLC. Please submit the offer with earnest money 1% of asking price. Contact listing agent for seller preferred title company.

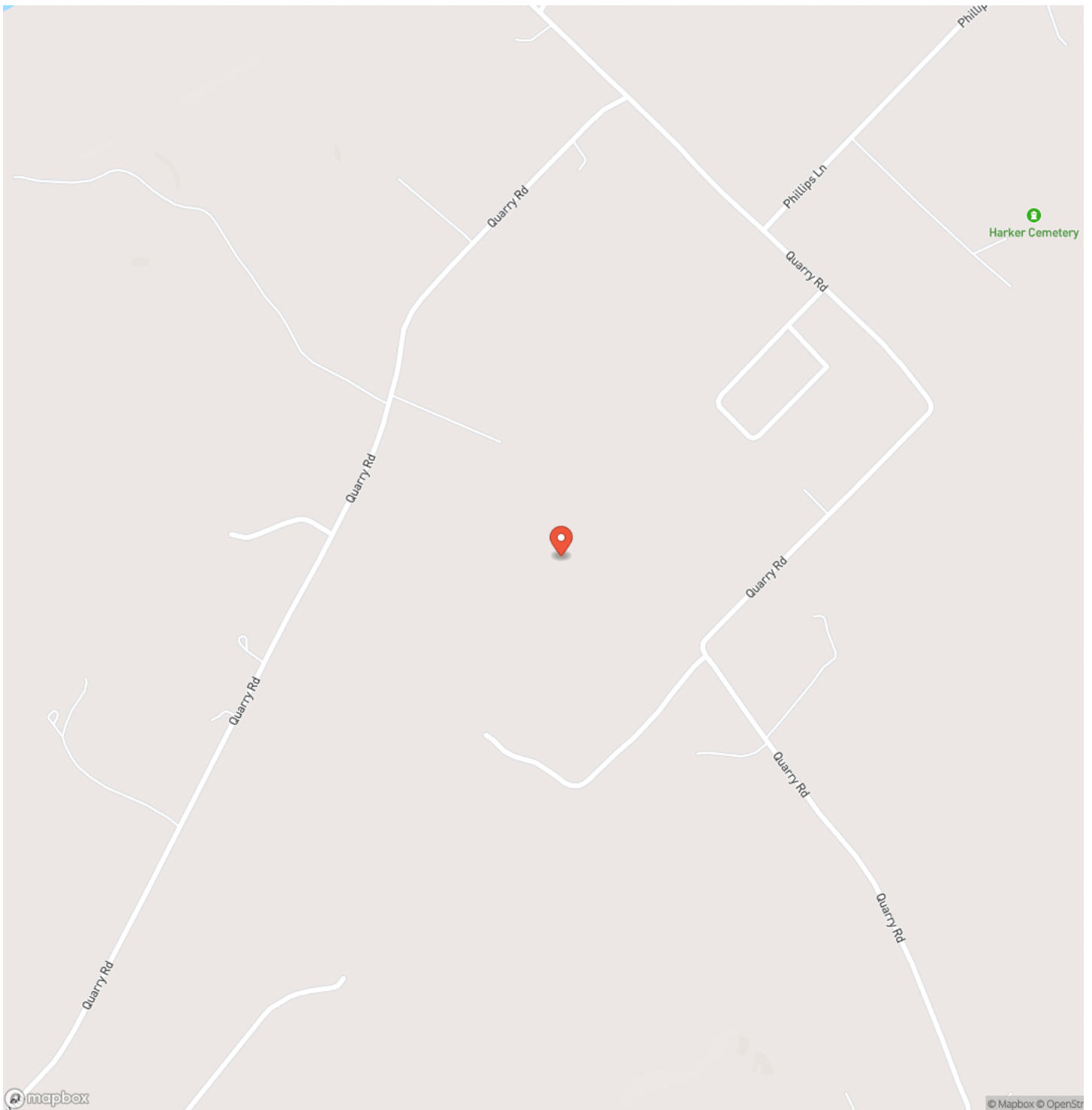
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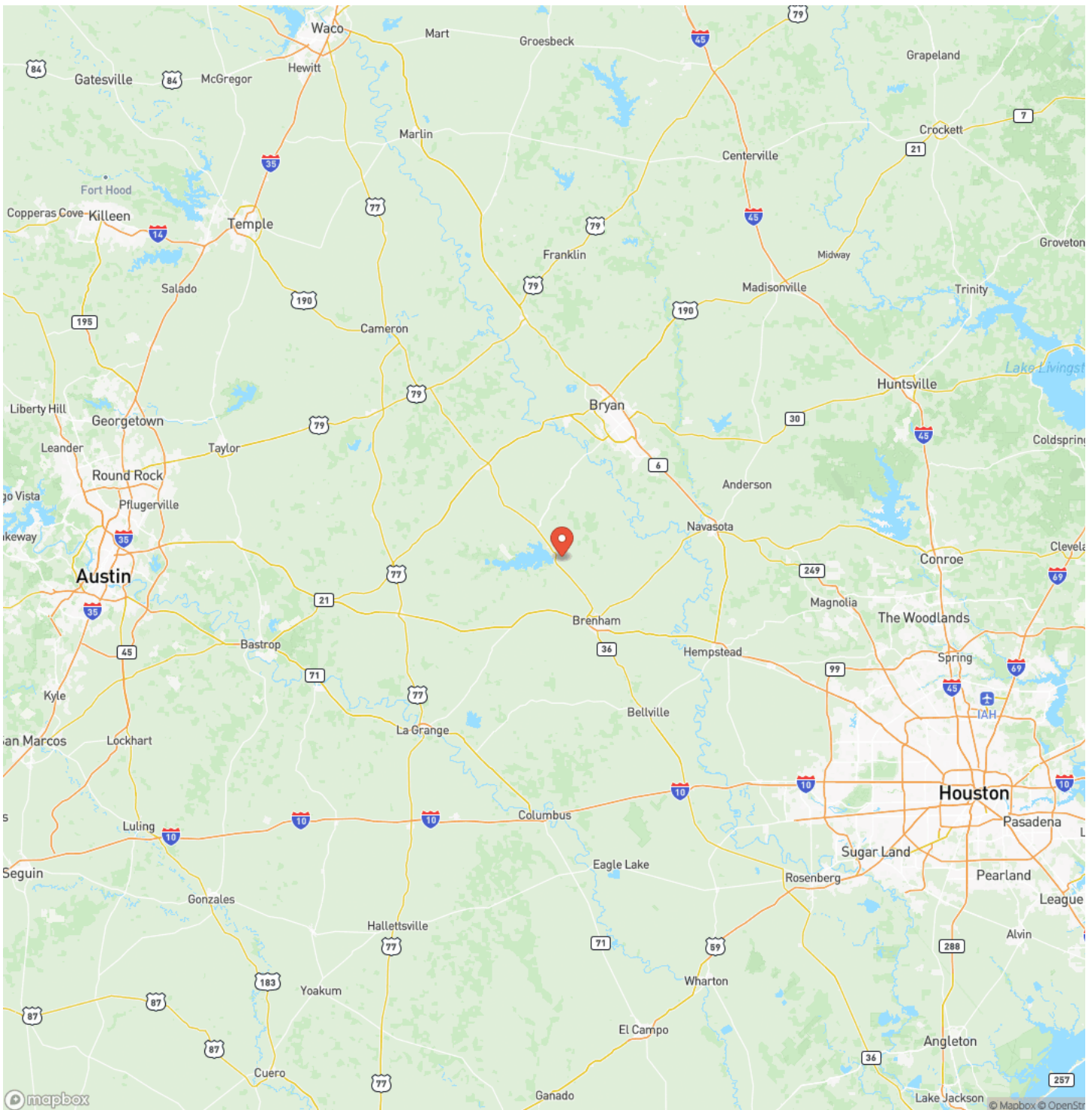
Wolf Creek Ranch
Brenham, TX / Washington County



Locator Map



Locator Map



Satellite Map



LISTING REPRESENTATIVE

For more information contact:



Representative

Zach Murski

Mobile

(979) 203-0343

Email

Zach@CapitolRanch.com

Address

City / State / Zip

Brenham, TX 77833

NOTES

This image shows a blank 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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