

660 Acres | Highway 37 | 3873
Highway 37
Bagwell, TX 75412

\$2,313,010
660.86± Acres
Red River County



**660 Acres | Highway 37 | 3873
Bagwell, TX / Red River County**

SUMMARY

Address

Highway 37

City, State Zip

Bagwell, TX 75412

County

Red River County

Type

Recreational Land, Undeveloped Land

Latitude / Longitude

33.776216 / -95.05641

Acreage

660.86

Price

\$2,313,010

Property Website

<https://homelandprop.com/property/660-acres-highway-37-3873/red-river/texas/96682/>



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PROPERTY DESCRIPTION

1st time open market offering in Red River County, Texas. Features paved access along HWY 37, premerchantable pine plantation in varying ages plus diverse mixed pine/hardwood flats creating excellent wildlife habitat. Electricity available by extension along HWY 37.

Utilities: Electricity available

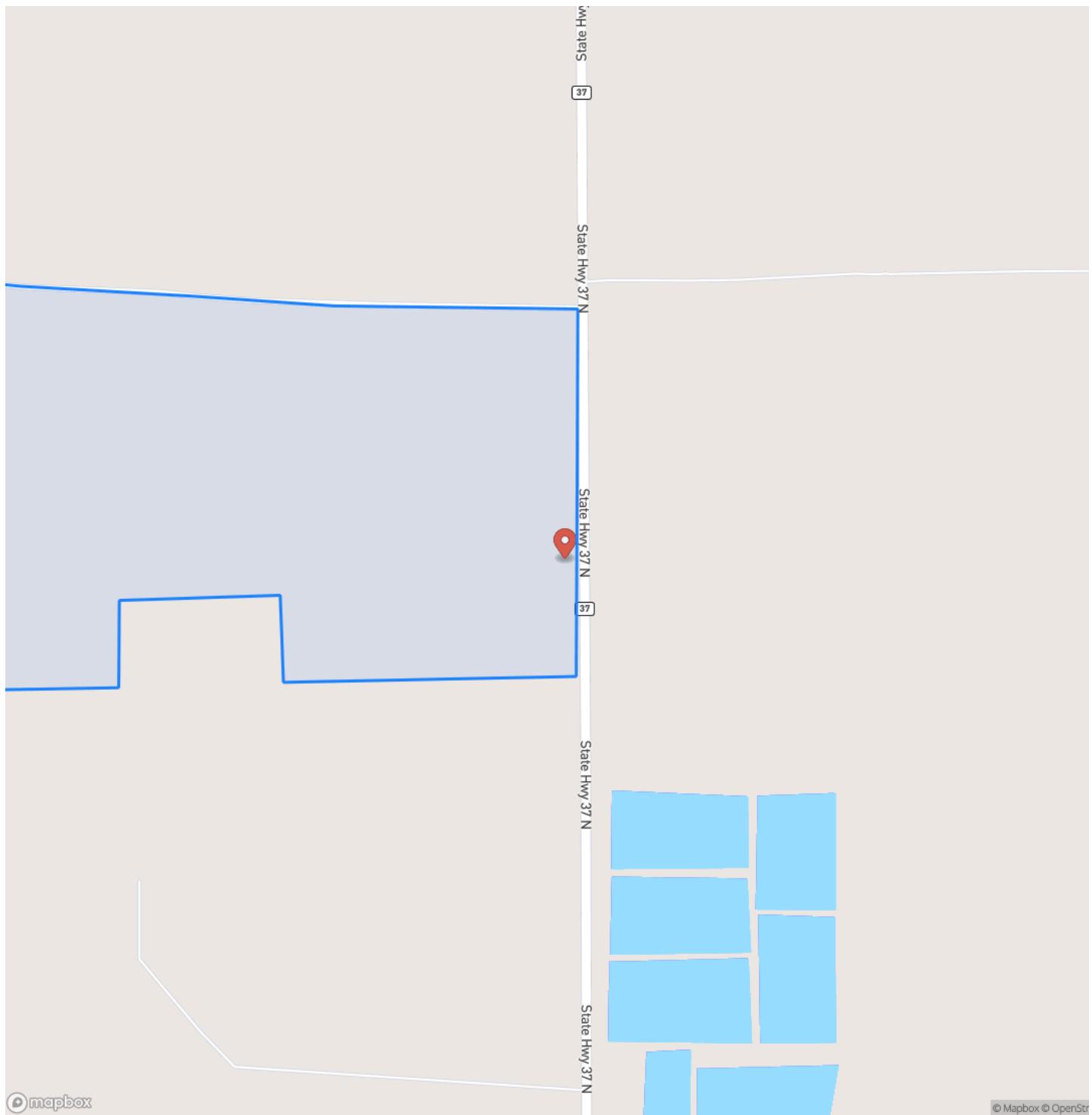
Utility Provider: Oncor

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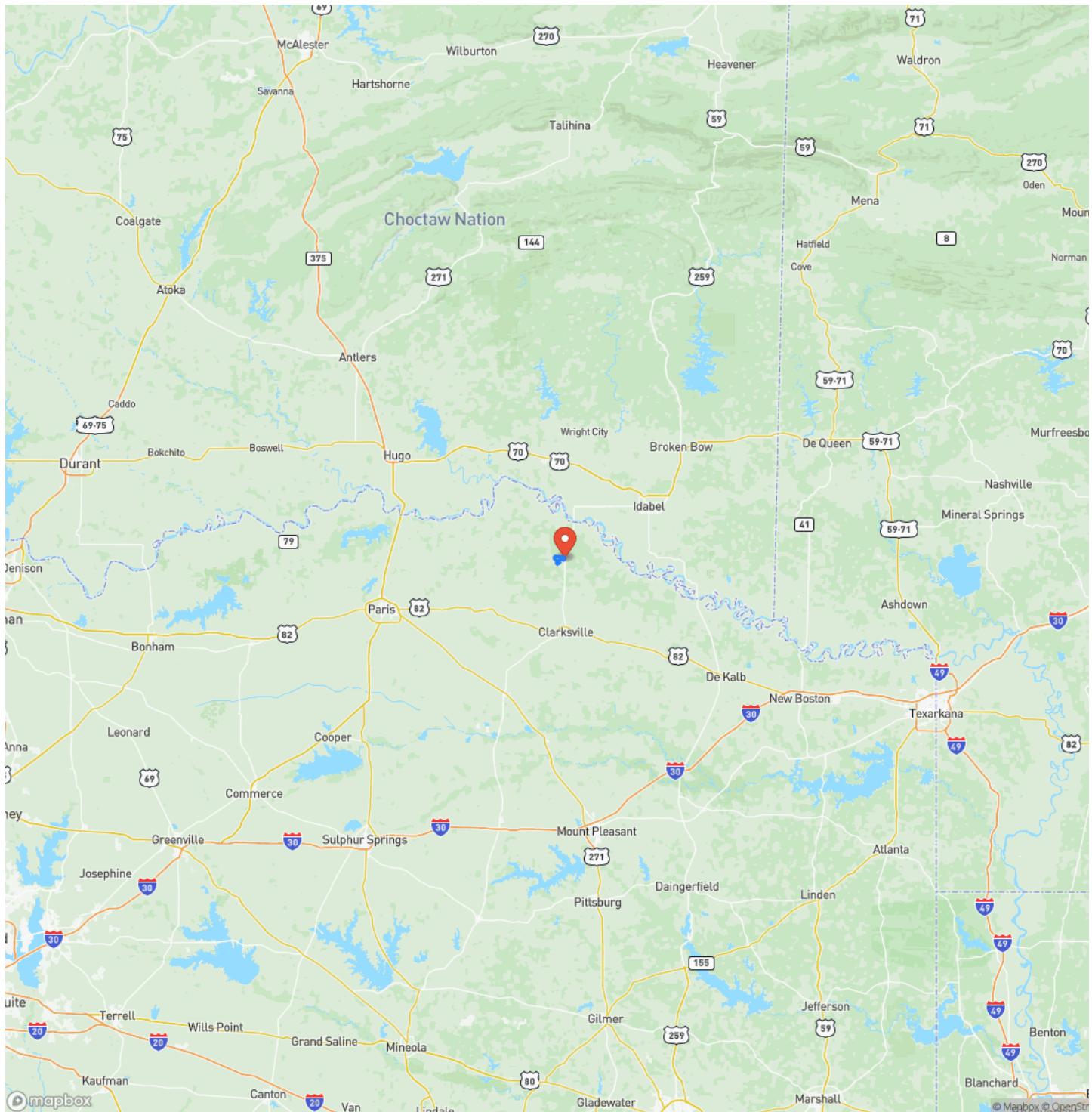


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Locator Map

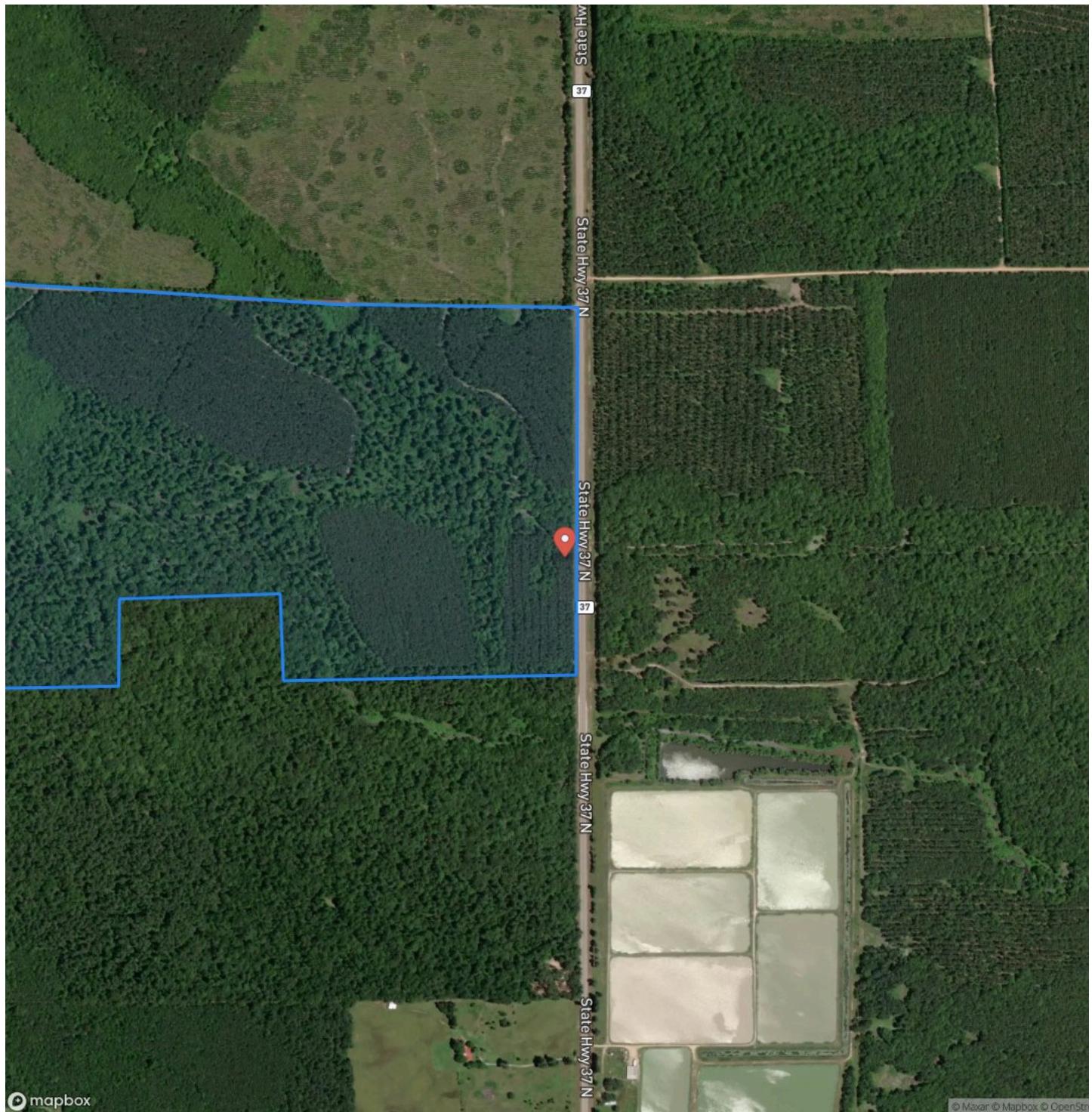


Locator Map



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Satellite Map



**660 Acres | Highway 37 | 3873
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LISTING REPRESENTATIVE

For more information contact:



Representative

Andy Flack

Mobile

(936) 295-2500

Email

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Address

1600 Normal Park Dr

City / State / Zip

Huntsville, TX 77340

NOTES



MORE INFO ONLINE:

www.homelandprop.com

NOTES



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DISCLAIMERS

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

Tax Disclaimer: Approximately \$5/Acre/Year with Timber Exemption. Homeland Properties, Inc. provides no warranties as to the Central Appraisal Districts ("CAD") appraisal designation of the Property, market and tax values of the Property, status of any existing tax exemptions of the Property, or qualification of any exemptions based upon Buyer's future usage of the Property. Property may be subject to roll back taxes. Payment of any future rollback taxes shall be subject to negotiation between Buyer and Seller, at the time of contract. Current taxes for the Property may or may not be available due to subject Property being part of a larger overall tract, and not yet assigned a Tax Identification number by the CAD.

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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