

**Horn Ranch - 165 Acre Brazos River
Frontage**
893 County Road 3635
Clifton, TX 76634

\$1,320,500
165 +/- acres
Bosque County



**MOSSY OAK PROPERTIES
OF TEXAS**

MORE INFO ONLINE:

MoreofTexas.com

Horn Ranch - 165 Acre Brazos River Frontage Clifton, TX / Bosque County

SUMMARY

Address

893 County Road 3635

City, State Zip

Clifton, TX 76634

County

Bosque County

Type

Ranches, Recreational Land, Residential Property

Latitude / Longitude

31.8015 / -97.3234

Dwelling Square Feet

2270

Bedrooms / Bathrooms

3 / 2

Acreage

165

Price

\$1,320,500

Property Website

<https://moreoftexas.com/detail/horn-ranch-165-acre-brazos-river-frontage-bosque-texas/9769/>



**MOSSY OAK PROPERTIES
OF TEXAS**

MORE INFO ONLINE:

MoreofTexas.com

Horn Ranch - 165 Acre Brazos River Frontage Clifton, TX / Bosque County

PROPERTY DESCRIPTION

Family owned for over 85 years, this approximately 165 acre parcel is part of the historic Horn Ranch and has it all! With approximately 1250' of Brazos River frontage, a pond and approximately 55 acres of coastal and plowed pasture and the rest covered in Oak, Pecan, Elm and other natural habitat you can hunt deer, hogs, turkey and other game while raising cattle and coastal hay. A large producing Pecan orchard extends from east to west along the Brazos. The home was built in the 50's and is in great shape. New road along north fence line cleared with new fence to NE corner of tract. All acreage and footage to be confirmed by survey. If you are looking for more acreage the complete 395 acre Horn Ranch can be viewed at [Web Link listed above] Note: Video encompasses the complete 395 acre ranch.

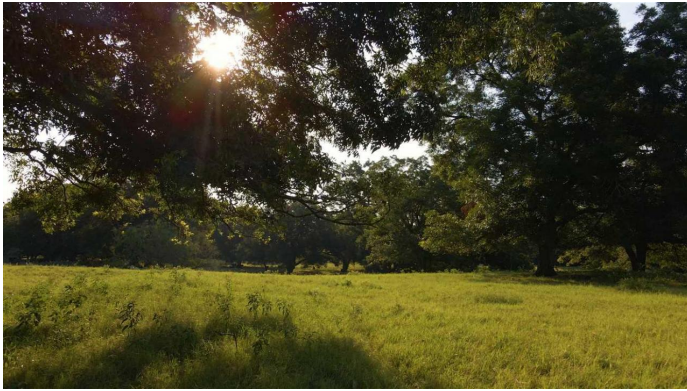


**MOSSY OAK PROPERTIES
OF TEXAS**

MORE INFO ONLINE:

MoreofTexas.com

Horn Ranch - 165 Acre Brazos River Frontage Clifton, TX / Bosque County



**MOSSY OAK PROPERTIES
OF TEXAS**

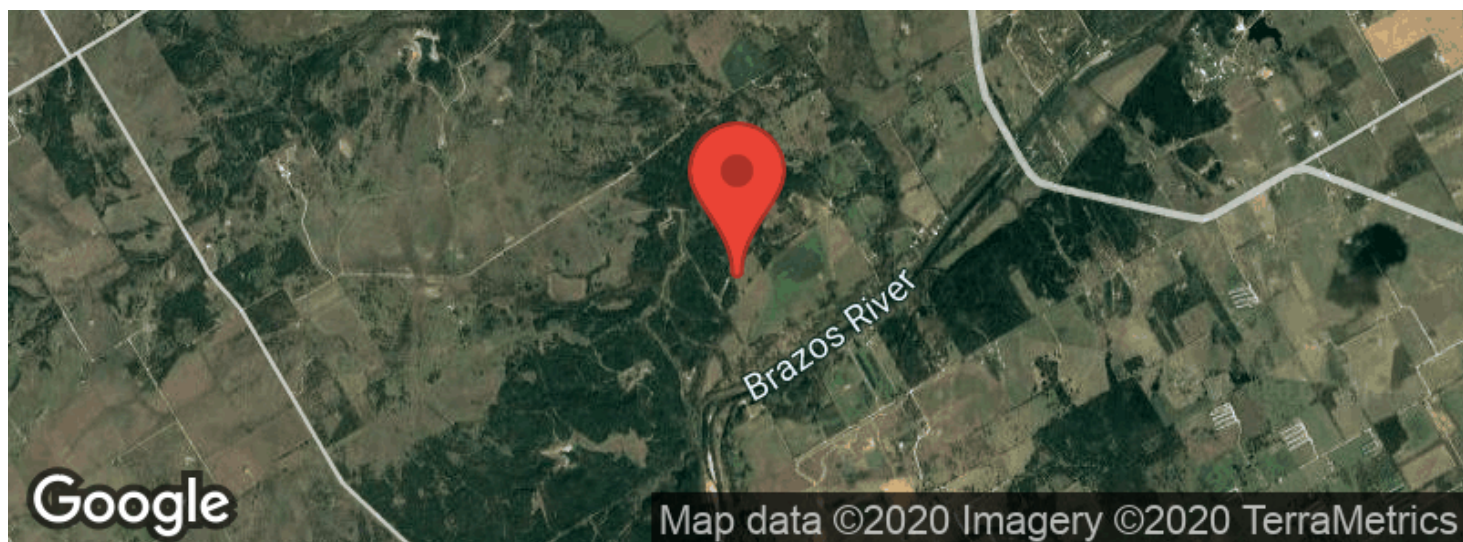
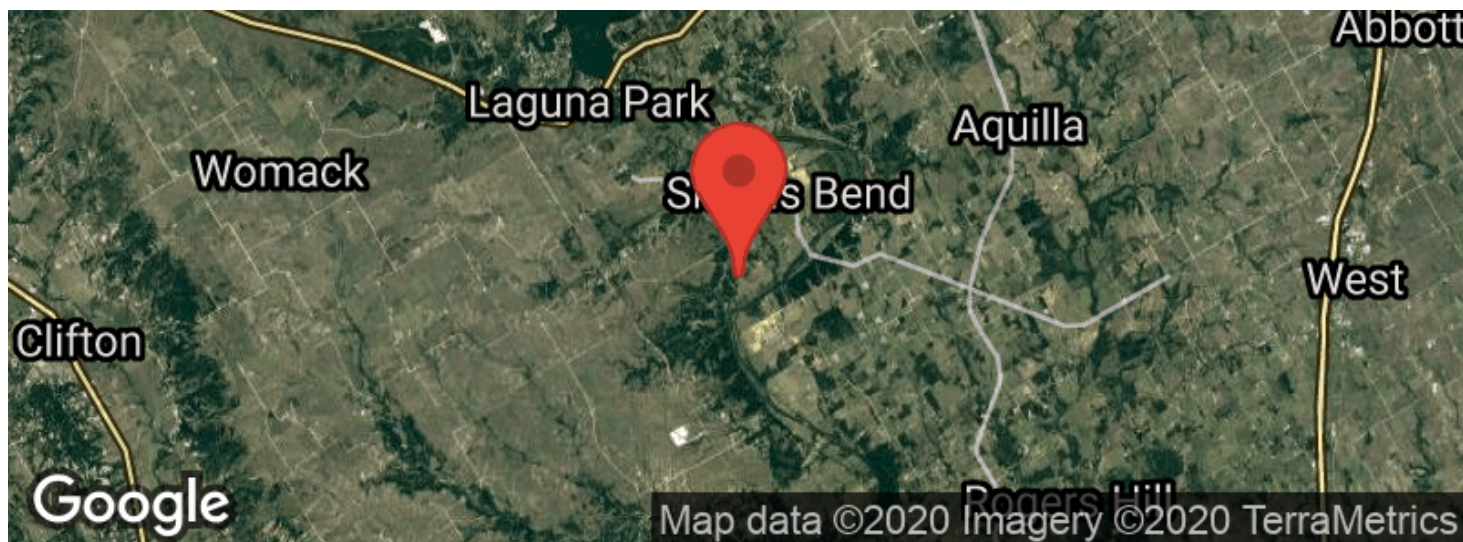
MORE INFO ONLINE:

MoreofTexas.com

Locator Maps



Aerial Maps



Horn Ranch - 165 Acre Brazos River Frontage
Clifton, TX / Bosque County

LISTING REPRESENTATIVE

For more information contact:



Representative

Brad Galbraith

Mobile

(214) 223-5100

Office

(682) 936-4100

Email

bgalbraith@mossyoakproperties.com

Address

419 W. Pearl St,

City / State / Zip

Granbury, TX, 76048

NOTES



MORE INFO ONLINE:

MoreofTexas.com

[illegible]

MoreofTexas.com

DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



**MOSSY OAK PROPERTIES
OF TEXAS**

MORE INFO ONLINE:

MoreofTexas.com

Mossy Oak Properties of Texas

4000 W University Dr

Denton, TX 76207

(833) 466-7389

MoreofTexas.com



**MOSSY OAK PROPERTIES
OF TEXAS**

MORE INFO ONLINE:

MoreofTexas.com