



MLS# : 42142-25477

Price : \$4,500,000

Type : Ranches

Size : 1050 Acres

Address : Hwy 98 at CR 4014 , Simms , Texas , 75574

FEATURES

- ✓ 1,050+ ACRES
- ✓ DOMESTIC & EXOTIC DEER
- ✓ QUAIL, PHEASANT, CHUKAR
- ✓ WHITETAIL DEER, TURKEY, HOGS
- ✓ TWO AREAS
- ✓ TROPHY BASS, CATFISH, BREAM
- ✓ SCENIC LAKES
- ✓ CORPORATE RETREAT

ABOUT THE PROPERTY

Managed ranch with 1,050 acres of timber, lakes, food plots, and bird habitat. The ranch is divided into two areas. The trophy area surrounds the lodge, sleeps 20, and is abundant with domestic and exotic deer and antelope. It features two scenic lakes streaming with trophy bass, stripers, catfish, and bream. Quail, pheasant, and chukar hunting is also available. The balance of the ranch is made up of an area for the avid average hunter for whitetail, hogs, turkey, etc. Seller will consider owner financing, partnerships, joint marketing efforts, etc.! Call Choice Smith for more information at (903) 277-3745 or csgofish10@hotmail.com for further information or a showing of this property.

CONTACT US

CHOICE SMITH

AGENT

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