

599 Ball Road, Whitewright, Texas 75491

MLS#: 20078770 Active
Property Type: Land

[599 Ball Road Whitewright, TX 75491-6146](#)

LP: \$1,850,000

SubType: Unimproved Land



Subdivision: Briley John
County: Grayson
Country: United States
Parcel ID: [130135](#)
Parcel ID 2: 265419
Lot: Block:
Legal: G-0082 BRILEY JOHN A-G0082, ACRES 40.22
Unexempt Tx: \$219

Lst \$/Acre: \$39,361.70

Lake Name:

Plan Dvlpm:

MultiPrcl: Yes MUD Dst: No

Land SqFt: 2,047,320 Acres: 47.000 \$/Lot SqFt: \$0.90
Appraiser: Subdivided: No
Lot Dimen: Will Subdv: No
Land Leased: No

HOA: None

HOA Co:

General Information

Crop Retire Prog: No
Land Leased: No
AG Exemption: No

Lakes:
Tanks/Ponds: 1
Wells:

Pasture Acres:
Cultivated Acres:
Bottom Land Ac:

School Information

School Dist: Tom Bean ISD
Elementary: Tom Bean

Middle: Tom Bean

High: Tom Bean

Features

Lot Description: Acreage, Many Trees, Pasture, Tank/ Pond, Waterfront

Lot Size/Acres: 10 to < 50 Acres

Present Use: Vacant

Proposed Use: Agricultural, Cattle, Grazing, Horses, Hunting/Fishing, Investment, Livestock, Pasture, Ranch, Recreational, Sheep/Goats, Single Family, Vacant

Zoning Info: Farm and Ranch, Residential

Development: Unzoned

Street/Utilities: Aerobic Septic, City Water, Electricity Available

Barn Informatn: Barn(s), Equipment Barn

Soil:

Surface Rights:

Waterfront:

Horses: Yes Dock Permitted:

Restrictions: No Known Restriction(s)

Easements: None

Documents:

Type of Fence: Barbed Wire

Exterior Bldgs:

Common Feat: Cash, Conventional, FHA, VA Loan

Prop Finance: Closing/Funding

Possession: Call Listing Agent, Call Listing Office

Showing:

Lake Pump:

Remarks

Property Description: Gorgeous property conveniently located in Whitewright, TX. Come enjoy the country with 47 beautiful acres with lots of trees for added privacy. Current pad site with utility hook ups ready to build and overlooking incredible pond. 5 acre pond newly dug, approximately 30 feet deep. Barn on property approximately 80 by 40 ft.

Public Driving Directions: From 75 N, exit 53, R on Young St (902), Left on Britton St, R on TX 11 E, R on Ball Rd- USE GPS

Agent/Office Information

Lst Ofc: Phillips Realty Group & Assoc

Lst Agt: [Justin Phillips](#)

Prepared By: Justin Phillips Phillips Realty Group & Assoc on 07/11/2022 12:02