

# **\$6,500,000 - 10230 County Road 316, Caldwell**

MLS® #1718936

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## **\$6,500,000**

3 Bedroom, 3.00 Bathroom, 1,248 sqft  
Farms and Ranches on 1213.12 Acres

none, Caldwell, TX

HUNTERS DREAM!!! Perfect location situated within 3 hours of Dallas or San Antonio, or about 1.5 hours from Austin or Houston. This 1200+ ac has great elevation changes, wooded and open areas, over a mile of the Yeagua Creek, a number of ponds and stock tanks, and a myriad of wildlife species. This ranch has been in the same family for over 100 years and has been lightly hunted. It's wild natural beauty is a hard find in this great location. Large ranches surround most of the property and with hundreds of acres of wooded areas that has helped maintain the game population in large numbers. From the fertile creek bottoms to the high vistas that you can see for miles, it's one of the largest ranches left in Burleson County. The native grasses in the open pastures support a great cow/calf operation but the property offers a wide variety of uses. Improvements include a 3/2 log home w/ 1 car garage and workshop to live in or use as a hunter's cabin. There are several outbuildings, sheds, and cattle pens with trap. If you're looking for a hunting retreat, cow/calf operation, or a great investment this is a must see!!! If you're looking for an investment this property could be divided into large tracts with a main road built through. Electricity runs throughout.



Built in 1999

## **Essential Information**

ListingFeed	abor_vow
MLS® #	1718936
List Price	\$6,500,000
Sale Price	\$6,648,522
Sale Date	January 31st, 2022
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,248
Acres	1,213.12
Year Built	1999
Type	Farms and Ranches
Sub-Type	Single Family Residence
Status	Closed

### **Community Information**

Address	10230 County Road 316
Subdivision	none
City	Caldwell
County	Burleson
State	TX
Zip Code	77836

### **Amenities**

Utilities	Electricity Connected, Propane, Water Connected
Features	None
Parking	Garage Faces Side
View	Panoramic, Pasture, Rural, Trees/Woods
Waterfront	Creek, Pond

### **Interior**

Interior	Carpet, Tile
Appliances	Built-In Electric Oven, Cooktop, Dishwasher, Free-Standing Range
Heating	Central, Fireplace(s)
Cooling	Central Air, Ceiling Fan(s), Electric
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Stone, Wood Burning

# of Stories	2
Stories	Two

### **Exterior**

Exterior Features	Private Yard
Lot Description	Agricultural, Front Yard, Rolling Slope, Trees Large Size
Windows	Double Pane Windows
Roof	Composition
Construction	HardiPlank Type, Log
Foundation	Slab

### **School Information**

District	Caldwell Isd
Elementary	Other Caldwell
Middle	Other
High	OtherCaldwell