

\$3,686,391 - 1283 Fm 2336, McDade

MLS® #4825814

\$3,686,391

0 Bedroom, 0.00 Bathroom,
Farms and Ranches on 273.07 Acres

Martinez, Augustin, McDade, TX

The Holland Ranch is 273+/- acres of prime hunting and cattle land that is AG EXEMPT and UNRESTRICTED. This property has the perfect combination of open pastures, trees and surface water, which makes for a great all around ranch. McLaughlin Creek, a wet weather creek, runs through the property. The creek and a few springs help create and maintain the four stock ponds. The topo is level to gently sloping and horses will enjoy the soft, sandy loam soil. An old home site, the house has been demolished, has an old well and septic, both are in unknown condition. The property once had an Aqua water meter. The meter no longer exists but a new meter could easily be added. The property has quite a few pecan trees as well as pine and a variety of hardwoods. The property has a grazing lease that can be terminated or renewed by the new buyer. The property has easy access since the property is on FM 2336 and only .9 miles to Hwy 290. It's 8.5 miles to Elgin, 28.5 miles to Hwy 290 & Hwy 183 and 53 miles to Brenham. Minerals are negotiable. In McDade ISD



Essential Information

ListingFeed	abor_vow
MLS® #	4825814
List Price	\$3,686,391
Sale Price	\$3,330,054
Sale Date	August 22nd, 2022

Bathrooms	0.00
Acres	273.07
Type	Farms and Ranches
Sub-Type	Ranch
Status	Closed

Community Information

Address	1283 Fm 2336
Subdivision	Martinez, Augustin
City	McDade
County	Bastrop
State	TX
Zip Code	78650

Amenities

Utilities	Electricity Available, Water Available
View	Pasture, Pond, Trees/Woods
Waterfront	Creek, Pond

Interior

Heating	None
Cooling	None

Exterior

Lot Description	Agricultural, Gentle Sloping, Level, Many Trees, Trees Large Size, Views
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School Information

District	McDade ISD
Elementary	McDade
Middle	McDade
High	McDade