

# \$3,150,000 - 7201 Fm 725, McQueeney

MLS® #6725751

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## \$3,150,000

0 Bedroom, 0.00 Bathroom,  
Farms and Ranches on 89.83 Acres

N/A, McQueeney, TX

Amazing development opportunity situated on 90 acres conveniently connecting you to the booming city of New Braunfels being just under 7 miles from IH-35 and conveniently located near Terminal Loop Rd in sophisticated McQueeney offering 1,150+/- FM 725 road frontage. This pristine acreage is ready for you to bring your vision to life as itâ€™s level and open terrain features mature trees and expansive views. Currently used for farming crops, the property is already equipped with two hand dug water wells that are 34 feet deep and have yet to go dry. Electric and water utilities run along the property line, buyer to confirm â€™tie inâ€™ availability.



## Essential Information

ListingFeed	abor_vow
MLS® #	6725751
List Price	\$3,150,000
Sale Price	\$3,300,000
Sale Date	January 22nd, 2024
Bathrooms	0.00
Acres	89.83
Type	Farms and Ranches
Sub-Type	Ranch
Status	Closed

## Community Information

Address	7201 Fm 725
Subdivision	N/A
City	McQueeney
County	Guadalupe
State	TX
Zip Code	78130

### **Amenities**

Utilities	Electricity Available, Phone Available, Water Available
View	Neighborhood, Rural, Trees/Woods
Waterfront	None

### **Exterior**

Lot Description	Cleared, Farm, Level, Open Lot, Few Trees, Trees Large Size
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### **School Information**

District	Seguin ISD
Elementary	Rodriguez (Seguin ISD)
Middle	Briesemeister
High	Seguin