

LAND FOR SALE

# PRIME EAST TEXAS LAND WITH ENDLESS POTENTIAL

PRICE: **\$431,650**  
COUNTY: **WOOD**  
STATE: **TEXAS**  
ACRES: **37.5**



## PROPERTY FEATURES

- Multiple build sites offering scenic country views
- Fenced on three sides and ready for livestock or horses
- Stocked pond ideal for cattle or recreation
- Excellent grazing and hay production potential
- Conveniently located between Sulphur Springs and Lake Fork
- Utilities available – water and electric nearby
- Great Highway 154 road frontage for easy access
- Perfect for a small subdivision or ranchette development
- Peaceful rural setting just minutes from town



For more information, contact:

**WES ARMSTRONG**, Land Agent

**903.243.9805** | [WArmstrong@MidwestLandGroup.com](mailto:WArmstrong@MidwestLandGroup.com)

**MidwestLandGroup.com**



This property is being offered by Midwest Land Group, LLC, 7111 W. 151st Street, Ste. 27, Overland Park, KS 66223, 913.674.8010.  
Licensed in AL, AR, IL, IN, IA, KS, KY, LA, MN, MS, MO, MT, NE, OH, OK, SD, TN, TX, WI, and WY.