

MIDWEST LAND GROUP PRESENTS

9.22 ACRES IN

WISE COUNTY TEXAS



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

2,675 SQUARE FOOT RANCH-STYLE HOUSE ON 9.22 BEAUTIFUL ACRES IN PARADISE, TEXAS

Experience the perfect blend of comfort and country living with this spacious 2,675 square foot ranch-style home nestled on 9.22 acres in Paradise, Texas. The property features productive hay fields and is currently ag-exempt, offering both beauty and functionality.

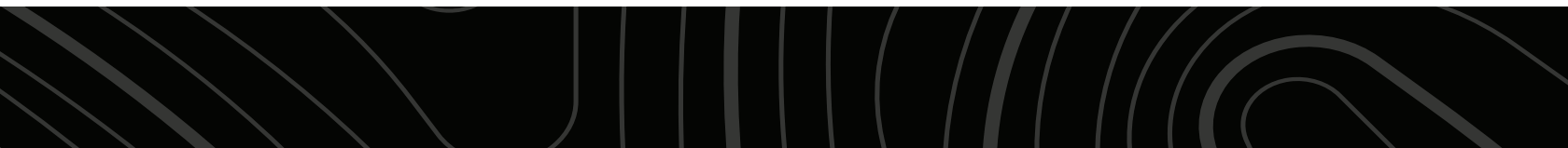
Inside, you'll find an open floor plan designed for everyday living and entertaining, highlighted by a large eat-in kitchen with plenty of space for gathering. Step outside to enjoy a beautifully landscaped and manicured yard, complete with an in-ground pool, perfect for relaxing or hosting on warm Texas days.

Approximately 1.5 acres surrounding the homesite are cross-fenced, with the remaining acreage ideal for livestock, horses, or continued hay production. The

property is well-equipped with corrals and livestock pens, along with a large metal parking and storage shelter and an additional outbuilding that can serve as a workshop or extra storage.

Mature, old-growth oak trees are scattered throughout the property, providing shade, character, and scenic views in every direction. The home is serviced by well water, with access to a water line at the front of the property for added flexibility.

Whether you're looking to establish a hobby ranch, raise animals, garden, or simply escape the city for peaceful country living, this property offers endless possibilities. Conveniently located just 8 minutes from Bridgeport, 15 minutes from Decatur, and 40 minutes from Fort Worth.



PROPERTY FEATURES

COUNTY: **WISE** | STATE: **TEXAS** | ACRES: **9.22**

- Well-maintained 2,675 square foot home
- 9.22 +/- beautiful acres
- 1.5 acres cross-fenced in for the home site
- Large old-growth oak trees scattered across 9 acres
- Metal parking structure with breezeway attached to the house
- 12'X20' workshop/storage shed
- Inground pool with a water feature
- Property operates on a water well & also has access to a water service line
- Agricultural tax exemption
- 561 feet of road frontage on all-weather asphalt road
- Home site completely fenced with power entry front gate



2,675 SQUARE FOOT HOME



3 BEDROOMS, 3.5 BATHROOMS



OLD-GROWTH OAK TREES



IN-GROUND POOL



ASPHALT ROAD FRONTAGE



PRODUCTIVE HAY FIELDS



9.22 +/- ACRES

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AERIAL MAP



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Boundary Center: 33° 8' 26.96, -97° 45' 36.54



Maps Provided By



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Wise County
Texas



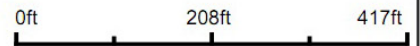
5/1/2026

TOPOGRAPHY MAP



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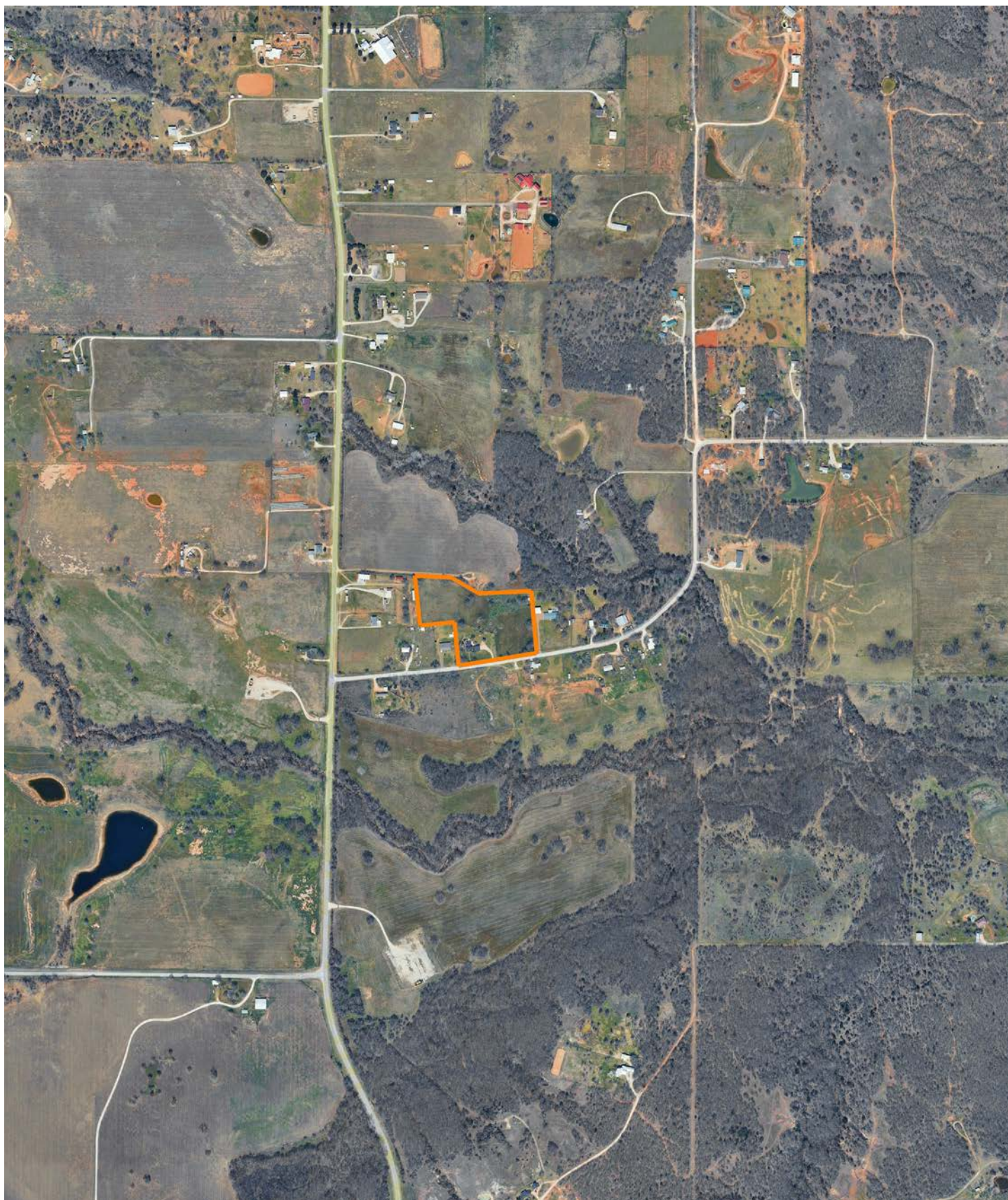


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Wise County
Texas

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OVERVIEW MAP



AGENT CONTACT

Dan Wells has spent his life chasing bass, bowhunting big game, and working the ground, and now helps others do the same. Based in Godley, Texas, Dan brings a lifetime of outdoor experience and hands-on land knowledge to every client he serves. From whitetail habitat and pond management to food plots, fencing, and dirt work, he understands what makes a property functional, huntable, and full of potential.

Dan grew up around his grandfather's small farm, where he first learned the value of stewardship, freedom, and hard work. That early foundation stuck, guiding him through a career as a business owner and entrepreneur with a sharp focus on service and relationships. He's built a reputation as someone who's easy to talk to, quick to follow through, and serious about helping people reach their goals.

Clients count on Dan for practical insight, honest guidance, and a steady hand — whether they're buying their first piece of land or ready to sell something they've spent years shaping. He proudly serves North Central and Central Texas with the kind of grit and gratitude that only comes from a life spent outdoors.



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