

MIDWEST LAND GROUP PRESENTS



SMITH COUNTY, TX

27.44 ACRES



MidwestLandGroup.com

MIDWEST LAND GROUP IS HONORED TO PRESENT

27.44 +/- ACRE EAST TEXAS GEM IN LINDALE

Experience the space and versatility of this custom metal and stone 4 bedroom, 2.5 bath home situated on 27.44 +/- acres in Lindale. Offering approximately 3,000 square feet, this property combines open pasture, wooded acreage, and a creek, providing endless opportunities for country living.

Inside, the open-concept floor plan features soaring ceilings, fresh interior paint, and a spacious kitchen with an oversized island and large walk-in pantry. The home also offers a guest half bath, generous laundry room, and a private primary suite with a soaking tub, tiled walk-in shower, and oversized walk-in closet. An office connects to a flex room with a Murphy bed, providing additional space for guests, hobbies, or a home office. Two secondary bedrooms share a Jack-and-Jill bathroom with dual vanities and a tiled shower. Upstairs, a large unfinished bonus area is already plumbed for a future bathroom, offering the opportunity to expand the living space.

The property is well-equipped for livestock and recreational use with fenced and cross-fenced acreage, open hay meadows, wooded trails, and a creek. A

2-stall barn includes a 14'x24' tack room featuring both walk-in and roll-up doors. The barn also offers two 10'x10' roll-up doors providing drive-through access, an additional 8' x 8' roll-up door for larger equipment, two man doors, and both water and electricity.

Near the front of the property is a newer barndominium-style studio situated on a 38'x40' slab. The approximately 30'x40' finished studio includes electricity, lighting, air conditioning, and a partially completed bathroom with a toilet, sink, and plumbing in place for a future shower. An 8-foot covered porch, along with front and rear entry doors, adds to its functionality. This versatile space offers numerous possibilities, including use as a studio, workshop, hobby space, or other permitted uses. Buyers should verify any intended future use with the appropriate authorities.

An oversized carport provides ample space for trucks, trailers, ATVs, or other equipment. This exceptional East Texas property offers the ideal combination of comfortable living, functional improvements, and room to grow. Schedule your private showing today!



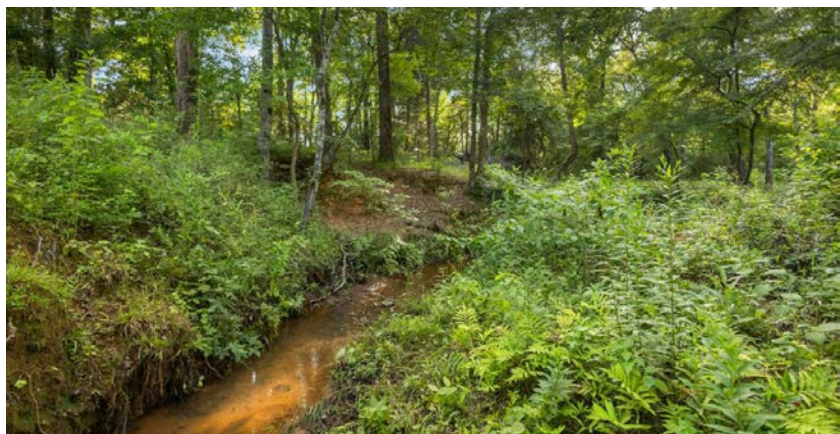
PROPERTY FEATURES

COUNTY: **SMITH** | STATE: **TEXAS** | ACRES: **27.44**

- 27.44 +/- acres with a blend of open pasture, wooded acreage, and a creek
- Approximately 3,000 square foot custom metal and stone home
- Outdoor kitchen
- Oversized carport with room for trucks, trailers, ATVs, and equipment
- Fenced and cross-fenced for livestock
- Hay meadow and wooded trails
- Creek running through the property
- 24'x40' barn
 - 2-stall barn with 14'x24' tack room
 - Walk-in door and roll-up door on the tack room
 - Two 10'x10' roll-up doors providing drive-through access
 - Additional 8'x8' roll-up door for larger equipment access
 - Two man doors
- Water and electricity available at the barn
- 38'x40' studio
 - Newer barn-dominium-style studio
 - Located on a 38'x40' concrete slab
 - Climate-controlled
 - 8-foot covered porch
 - Electricity and lighting
 - Air-conditioned
 - Toilet and sink installed
 - Plumbing in place for a shower
 - Front and rear entry doors
 - Flexible space suitable for a studio, workshop, hobby area, or other permitted uses
- Long private driveway
- Country setting
- Excellent setup for horses, livestock, recreation, or rural living
- Convenient access to Lindale while offering privacy and room to roam



OPEN PASTURE AND WOODED ACREAGE



3,000 SQUARE FOOT HOME



4 BEDROOMS & 2 BATHROOMS



24'X40' BARN



38'X40' STUDIO



ADDITIONAL PHOTOS



AERIAL MAP



Boundary Center: 32° 33' 5.65, -95° 27' 50.03

0ft 944ft 1889ft



Maps Provided By:



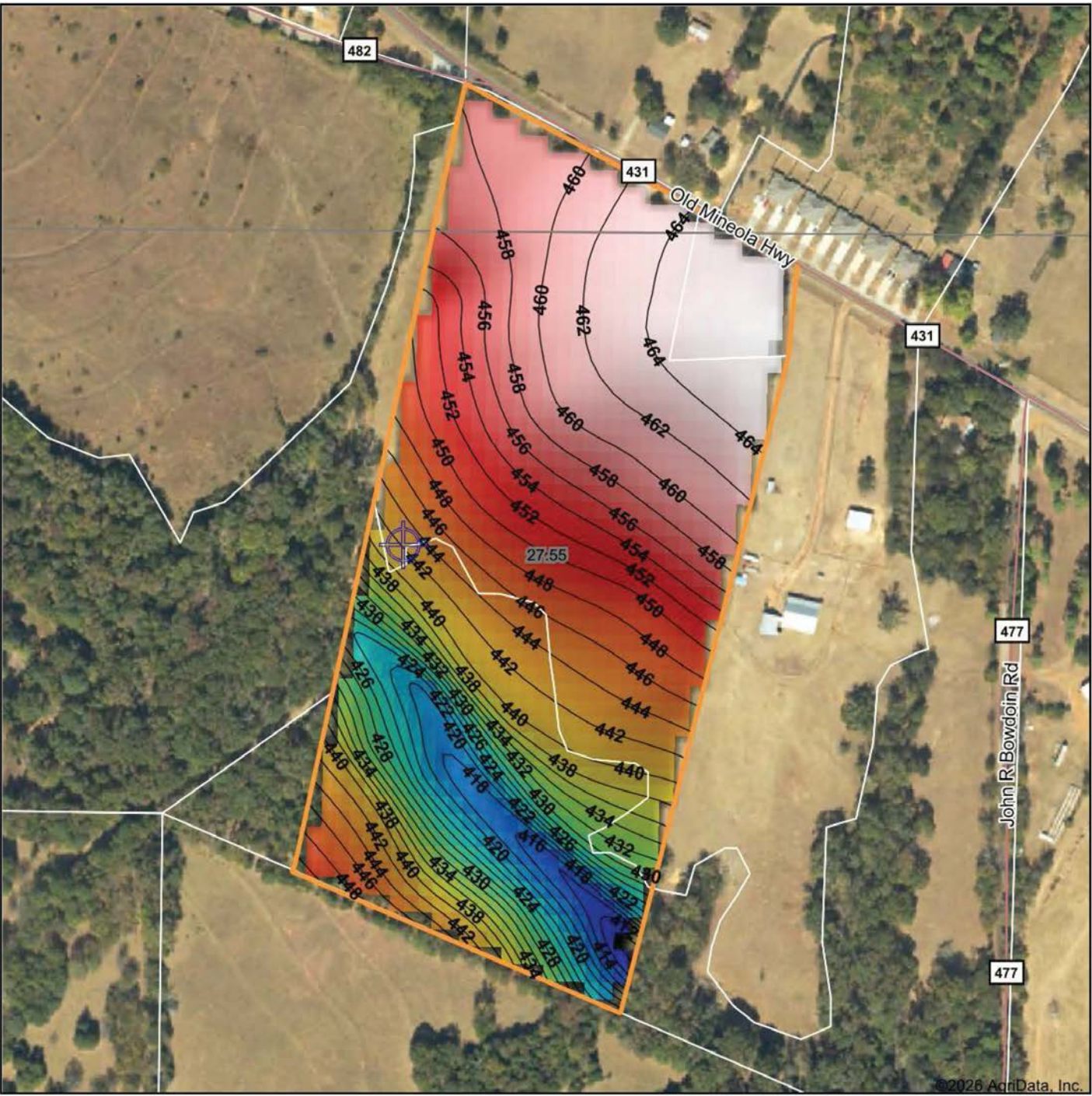
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Smith County
Texas

7/16/2026

Field borders provided by Farm Service Agency as of 5/21/2008.

HILLSHADE MAP



Source: USGS 10 meter dem
Interval(ft): 2
Min: 409.8
Max: 465.7
Range: 55.9
Average: 446.9
Standard Deviation: 14.14 ft



Smith County
Texas

Boundary Center: 32° 33' 5.65, -95° 27' 50.03

OVERVIEW MAP



AGENT CONTACT

Before joining Midwest Land Group, Matt captained charter fishing boats in Seward, Alaska, and worked in commercial crab fishing out of San Francisco. These experiences honed his ability to connect with people through the outdoors. Born and raised in Longview, Texas, Matt graduated from Hallsville High School and went on to earn a BS in Health Education from Texas A&M University.

Matt's love for the outdoors began on his grandparents' land, where he spent weekends and summers riding around with cousins, fishing ponds, and exploring the woods. This early connection to rural property laid the foundation for his career in land sales. Matt enjoys cultivating his family's land and hauling hay in the summers. An avid hunter, his adventures have taken him across the country, from whitetails in Texas to mule deer in Colorado and elk in Wyoming.

Matt resides in Bullard, with his wife, Jill, and their children, Jack and Lainey. Matt is actively involved in his community through Grace Community Church and the Tyler/Smith County A&M Club. His commitment to serving others is evident in his approach to land sales, where he strives to answer clients' questions before they even ask. For Matt, owning land in Texas represents freedom and opportunity. His goal is to help clients find their dream property or pass on their cherished land to new owners who will respect and care for it as much as they did.



MATT SMITH

LAND AGENT

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