



204± Acre Cattle Ranch for Sale

4262 TX Hwy 11, Wolfe City, Texas 75496

Cattle Ranch is located in
Hunt County, Northeast, Texas.

This 204 acre ranch features 7 ponds on 6 pastures.
The property is fenced and cross fenced. 4 Stall barn,
heated horse barn, workshop, outdoor grilling/living area
with enclosed gazebo, sauna and hot tub.
Guest house or home for ranch manager on the property is
approximately 1216 sq. ft. and features
3 bedrooms and 2 bathrooms.

The main home features 3 bedrooms and 2 bathrooms with many amenities.
The main house amenities include granite counter tops, double oven, wood
burning fireplace, and split bedroom floor plan.
Master bathroom includes jacuzzi and separate shower.

Property has successfully supported bison and cattle in the past.

Many implements available for separate purchase.

\$870,000

Main House - 3 Bed / 2 Bath
204 ± Acres
Guest House - 3 Bed / 2 Bath
7 Ponds
6 Pastures
4 Stall Barn
Heated Horse Barn
Workshop
Outdoor Grill Patio
Covered Gazebo
Master Bath Suite

#42233-12571



Barbara Thomas Realtor®

Office | 903.438.2585

Mobile | 214.680.3978

barbarathomas4u@altaterrarealty.com

altaterra@altaterrarealty.com

www.altaterrarealty.com



"Real People | Real Deals | Real Difference"

AUCTIONS | HOMES | COMMERCIAL | LAND
Texas ~ Oklahoma ~ Arkansas

**AltaTerra Realty
and Auction LLC**

*The information contained in this brochure has been obtained from sources believed to be reliable and is believed to be correct, but the sellers, broker and auctioneers do not guarantee its accuracy. All distances, sizes, capacities, and similar measurements and figures are approximate.
All information about properties should be independently verified by interested purchasers.*