

# \$2,300,000 - 10800 Fm 1725, Cleveland

MLS® #21015277

## \$2,300,000

0 Bedroom, 0.00 Bathroom,  
Land on 100.00 Acres

A198 R O Lusk, Tract 32, Acres 100, Cleveland, TX

100 acres with FM frontage on the outer edge NEW WAVERLY. Currently used as a horse training facility on the front acreage, the back acreage is home to grazing cattle and a successful commercial hay business (agricultural exemption in place). The property is fenced and cross fenced for easy cattle, horse and hayfield rotation. The 10-stall horse barn with runs has been home to several race track champions. The alleyway of the barn doubles as a calf roping lane, as well as an outdoor arena and loafing pens include turnout sheds and swimming pond. For the riders's, there is a cozy 2 bedroom 1 bath log home. Cut and planed on site from the surrounding timber, the home offers rustic charm and tons of authenticity. This is a one of a Kind! Enjoy this property now with the anticipation of future development returns. The adjoining 1,500+ acres is nicely positioned for future development and the subject 100 acres provides an excellent source of additional road frontage along the scenic Farm to Market 1725. Centrally located to Houston, The Woodlands, Conroe and New Waverly.



## Essential Information

MLS® #	21015277
Price	\$2,300,000
Bathrooms	0.00
Acres	100.00

Type	Land
Sub-Type	Rural Improv/Unimprov
Status	Active

### **Community Information**

Address	10800 Fm 1725
Area	Other
Subdivision	A198 R O Lusk, Tract 32, Acres 100
City	Cleveland
County	San Jacinto
State	TX
Zip Code	77328

### **Exterior**

Lot Description	Large Trees, Medium Trees, Pond, Small Trees, Open
-----------------	--

### **School Information**

District	Other
----------	-------

### **Listing Details**

Listing Agent	Bobbi Conner
Listing Office	Home & Ranch Real Estate

The information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. The data is deemed reliable but is not guaranteed accurate by the MLS. Listing information is provided by Bryan-College Station Regional MLS.