



## 155 Acres in Bosque County

## \$1,990,000



155.00 Acres  
Bosque County  
8606 FM 219 Clifton, Texas

### Contact the Agent

**Tim McGinty**  
469-441-9052  
[tim@claytonwaggoner.com](mailto:tim@claytonwaggoner.com)

### PROPERTY HIGHLIGHTS

Unique Colorado-style log home on 155 acres between Clifton and Cranfills Gap. Constructed in 2000 with ponderosa pine logs on the exterior, the 2,176 sf 3BR 2B home has pine ceilings and walls throughout the house. The living space extends to the wrap-around covered porch with ceramic tile. Mature oak and cedar elm trees surrounding the home enhance the rustic, mountain character. The large yard is enclosed with a pipe fence with non-climb wire. The terrain is primarily open with scattered trees, and both native and improved grasses. Surface water includes 2 small lakes stocked with fish and 1 stock tank. Approximately 20 acres is in the floodplain. Good duck and dove hunting, with some pigs and whitetail.

The interior of the home features an open kitchen, dining, and living area. The kitchen has knotty pine cabinets, a breakfast bar with sink, granite countertops, and electric appliances. The living room has a large stone woodburning fireplace and stairs leading to a loft bonus room. The primary bedroom has double doors leading to the covered porch, a jetted garden tub, and a l...

