

Pioneer Real Estate

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Wayne & Karin Warren

121 acres +/- between
North Zulch and Normangee
West Madison County, Texas

\$526,000.00



Front is 38' X 24' Game Room with full bath, washer and dryer hookups, and back is shop area with drive thru doors. The game room has a 10' ceiling.



Ponds in hay meadow with (picture right) 60' X 100' metal hay barn in background

Hay fields yield 25,000 square bales in an average year.
The predominant soil type is Rader – Derly Complex (RbA), a prime farmland soil.



Aerial view of subject



Main House, 2001 Oakwood, 3 bedrooms, 2 baths, Fireplace front & rear decks



2nd Home Southern Living, 2 bedrooms, 2 baths



50' deeded private ROW, fenced, from CR 344 (Springfield Rd.) to 121 acres.

The information contained herein is from owners and other sources deemed reliable but is subject to verification by the purchaser and agent assumes no liability for correctness thereof. The offering is made subject to prior sale or removal from market without notice and is offered without respect to race, color, religion, national origin or familial status.

The **Pioneer team of experts:**

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