



Hudson FM 2497, Angelina County, TX (03157)

This beautiful timbered property is located on FM 2497 between US Hwy 59 and TX Hwy 94. It is currently zoned agriculture/timber and lies within the Hudson ISD with direct access to FM 2497. This is a rare one of a kind property suitable for residential development, or a private farm and ranch estate within minutes from Lufkin and numerous recreational opportunities. Another amenity of this property is its proximity a public community college, Angelina College.

Comprised of one parcel, a 23 acre block, with genetically improved fast growing loblolly pine trees with some older natural pine and hardwoods. In addition to the development possibilities, this property is located near a robust pine timber and hardwood lumber market and has great potential for current and future timber revenues. It includes 17 acres of 26-year old loblolly pine plantation, and 6 acres of mature natural pine-hardwoods along stream buffers.

Tract Information

- County Angelina County, TX
- Total Acres 23
- Avail. Parcels 1
- Price / Acre \$8,000
- Total Price \$184,000
- Zoning Agricultural/Timber
- Tax Map 023
- Parcel No. 37190
- Schools: Hudson ISD

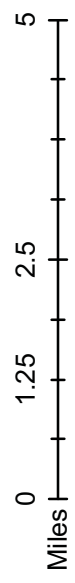
Property Amenities

- Frontage on FM 2497
- Excellent Access to FM 2497, U.S. Hwy 59, and TX Hwy 94
- Nearby Shopping and Dining Opportunities
- Located in Hudson ISD and convenient to Angelina College
- Close proximity to the Neches River and Davy Crockett National Forest

The information and materials contained herein and the terms, conditions, and descriptions that appear are subject to change. Master plans, site plans and similar information represent development concepts only and may not represent actual design, foliage, layout or final construction. All acreage amounts are approximations and are subject to revision at any time. Prices are subject to change without notice. The land sales information is a solicitation for offers only and is not an offer to sell. No offer should be considered accepted and there will be no binding contract of sale until authorized representatives of both Forestar and the buyer have executed a written Purchase and Sale Agreement. All land is subject to prior sale or withdraw from sale.



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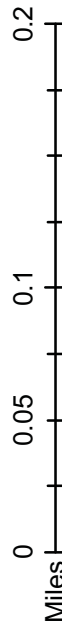


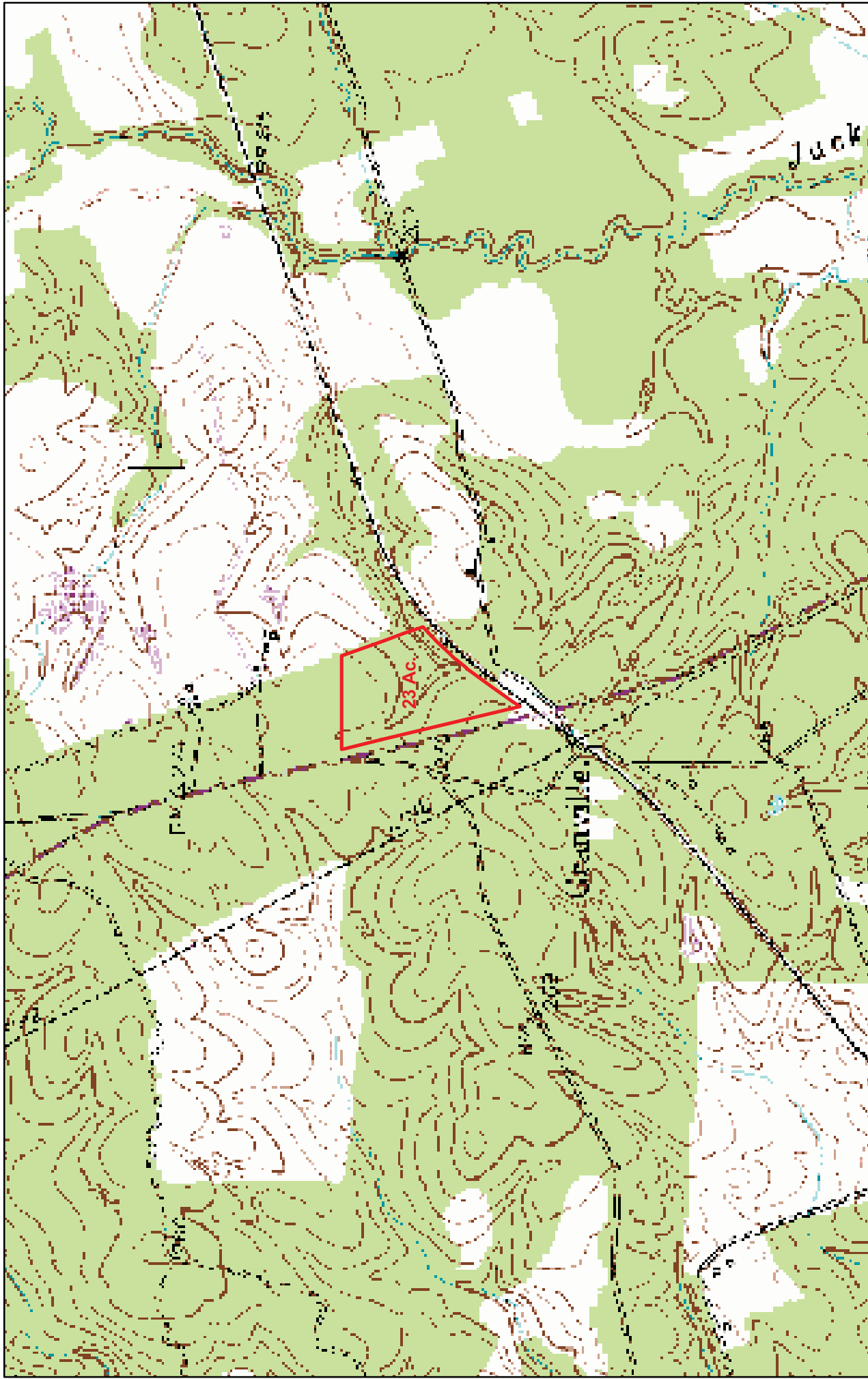
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