

66.29 Acres - Milam County

8778 FM 2045- Gause — Milano ISD



66.29 Acres featuring a metal barn with a 2 bedroom 1 bath cabin inside. Very comfortable and practically brand-new. The cabin features all the amenities of home.....a full kitchen, tile floors, utility room, satellite tv, and of course the necessities.....power, water well, septic system and more.



Perfect for a hunter's cabin, weekend getaway or temporary housing while you build your dream home.



The barn is metal construction and metal sided on 3 sides, with an overhead door at each end. The front (or South facing) side is open. The cabin is appx 1,000 sf on slab, with an overhead storage area, decked, and is situated in the Northwest corner of the building. The balance of the building is open for whatever use you might have. There are temporary stalls set up for horses and a storage building that will not convey.





The property is gently rolling with seasonal creeks and tributaries traversing the landscape. Mostly wooded, with some recently cleared areas and trails. Lots of wildlife in the area make for great hunting opportunities. There is one pond located toward the front of the property and a small fenced pasture area. The perimeter of the property is fenced.

Located with frontage on paved, scenic and rolling, FM2095, between Gause and Cameron. Just minutes to Cameron, Hearne or Rockdale. Less than an hour to College Station or Temple. Just over an hour to Waco or Round Rock/Austin areas. Two hours to Houston, 3 hours to DFW or San Antonio.
Come see this great country property.

Price at \$ 299,900.00



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