

Irrigated Pasture

For Sale: \$249,000

Harlingen, TX



Site Specifications:

- **Address:** S Palm Court Dr.
- **Acres:** 24.75 acres
- **Price/Acre:** \$10,060
- **Frontage:** Approximately 100 feet of frontage on S Palm Court Dr.
- **Access:** Paved Rd
- **School District:** Harlingen CISD
- **Irrigation District:** Harlingen Irrigation District #1
- **Utilities:** Water and power along S Palm Court Dr.
- **Topography:** Level
- **Suitable Use:** Homesite, Pasture
- **Directions:** From Business 83, South 2.5 miles on S Palm Court Dr to property on west side of road.

For Additional Information

Please Contact:

Waters Realty, Inc.

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Remarks:

Beautiful irrigated pasture just outside of the City of Harlingen. Property has been leveled and is currently in hay production. Water and power along S Palm Court Dr. Harlingen Irrigation District #1. Restrictions: Residential/ Agricultural use only. Single family home must be minimum 2,200 square feet of living area, 50% brick, rock or stone and built on slab. Barn or outbuilding is acceptable as long as it's in keeping with the area. No commercial animal breeding allowed. Animals to be cared for and kept in appropriate pens/pasture area. Fencing and entry gates along S Palm Court Dr. must be approved by seller. All vehicles/ equipment must be kept behind the home on the property. No semi-rigs allowed.

Financing:

- Cash/Conventional

Waters Realty, Inc.