



Little Brady Ranch

Tract 2 TBD CR 424, Rochelle, TX
10 Acres | \$110,000



Copyright 2026 Grand Land Realty, LLC
The material contained in this document is based in part upon information furnished to Grand Land Realty, LLC, by sources deemed to be reliable. The information is believed to be accurate in all material respects, but no representation or warranty, expressed, or implied, as to list accuracy or completeness is made by any party. Recipients should conduct their own investigation and analysis of the information described herein.



Dustin Preston

Realtor®- Land Specialist
dpreston@grandland.com

(281) 787-5401

Property Description

This 10-acre tract features gently rolling terrain with slight elevation changes, creating an ideal and usable landscape. The property includes a diverse mix of hardwoods and native trees, including post oak and cedar elm. Scattered clearings provide ample space for grazing, food plots, or potential homesites, while the denser areas offer excellent cover for wildlife and added privacy. Soils consist primarily of sandy loam, making the property well-suited for cattle grazing. With approximately 60% open pasture and 40% brush country, this tract offers a balanced mix of functionality and natural beauty.

The 10 acres is fenced on two sides with five-strand barbed wire and new twisted wire fencing along the south boundary.

A new gated entrance has been installed off CR 424.

Electricity is available on the neighboring tract. A nearby water well is approximately 100 feet deep with reported yields of around 20 GPM.

Copyright 2026 Grand Land Realty, LLC
The material contained in this document is based in part upon information furnished to Grand Land Realty, LLC, by sources deemed to be reliable. The information is believed to be accurate in all material respects, but no representation or warranty, expressed, or implied, as to list accuracy or completeness is made by any party. Recipients should conduct their own investigation and analysis of the information described herein.



Dustin Preston

Realtor®- Land Specialist
dpreston@grandland.com

(281) 787-5401



Scan here to see more of
Tract 2 Little Brady Ranch

Location

McCulloch County

10 miles to Brady, 26 miles to San Saba, 67 miles to Lampasas,
130 miles to Austin-Bergstrom International Airport(2 Hours)

Directions

From Brady, travel east for approximately 10 miles. Turn right onto CR 424 and drive for about 0.5 miles, gate will be on your right.

Copyright 2026 Grand Land Realty, LLC
The material contained in this document is based in part upon information furnished to Grand Land Realty, LLC. by sources deemed to be reliable. The information is believed to be accurate in all material respects, but no representation or warranty, expressed, or implied, as to list accuracy or completeness is made by any party. Recipients should conduct their own investigation and analysis of the information described herein.



Dustin Preston

Realtor®- Land Specialist
dpreston@grandland.com

(281) 787-5401

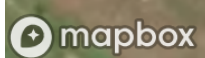


mapbox

0 200 400 600 800ft

Gate Boundary

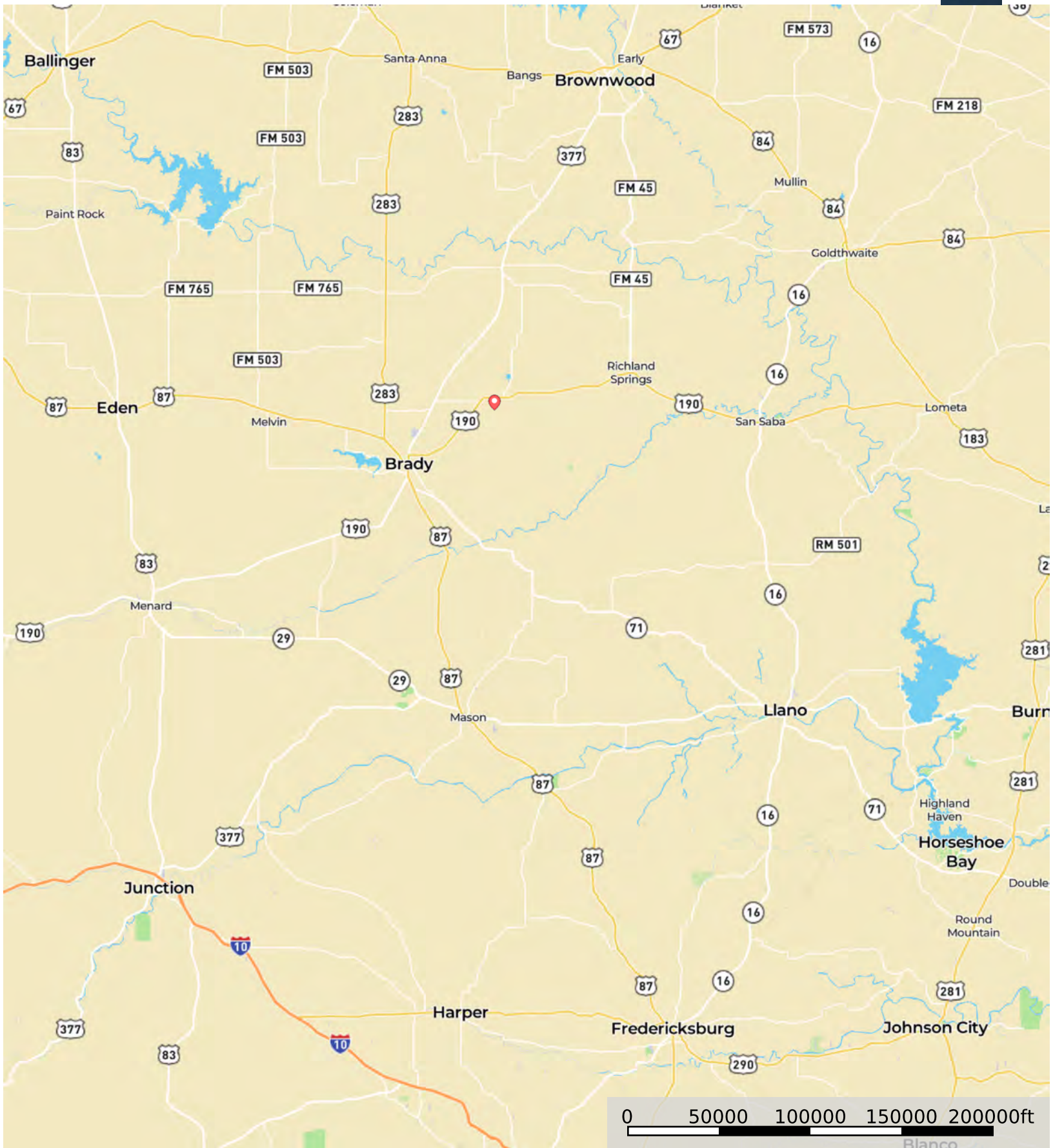
TBD CR 424 Rochelle, TX 76872- 10 Acres
McCulloch County, Texas, 10 AC +/-



Gate Boundary



Tract 3- TBD CR 424, Rochelle, TX - 24 Acres
McCulloch County, Texas, 24 AC +/-



- Marker
- Boundary
- Boundary