

\$256,500 - Tbd 27 F.m. 791, Campbellton

MLS® #1915597

\$256,500

0 Bedroom, 0.00 Bathroom,
Farm Ranch on 27.00 Acres

N/A, Campbellton, TX

Discover the beauty of South Texas ranch country on this 27 acre tract located just off FM 791 in Campbellton, Texas. This property is part of a larger 1,322-acre ranch, offering the flexibility to customize acreage size to fit your needs - whether you're looking for a hunting property, weekend getaway, homestead site, or long-term investment. Located just an hour south of San Antonio, the property offers the ideal blend of rural tranquility and city convenience. Campbellton retains its small-town charm and peaceful country setting, yet you're close enough to major amenities, shopping, and dining in Pleasanton or the San Antonio metro area. The land features a beautiful mix of South Texas brush and native pasture, typical of the post oak savanna and South Texas Plains transition zone. You'll find a variety of native species including: Guajillo, Granjeno, Blackbrush, Persimmon, Prickly Pear, and Mesquite, providing excellent cover and browse. Native grasses such as Buffelgrass and Bluestem, supporting both wildlife and livestock. This diverse habitat attracts an abundance of native wildlife including whitetail deer, Rio Grande turkey, feral hogs, quail, and dove, making it a hunter's paradise or a perfect setting for a quiet country retreat. Campbellton, established in the mid-1800s along the Old San Antonio Road, has deep roots in Texas ranching history. Atascosa County itself was named after the Spanish word "atascoso," meaning "boggy" or "miry



place," reflecting the region's rich soils and productive land. The area has long been known for cattle ranching, wildlife, and a strong sense of community that embodies authentic South Texas living. Disclaimer: Photographs used in this marketing may depict various areas of the entire ranch property and are not necessarily taken from the specific tract being offered for sale. Images are provided to illustrate the overall character and features of the ranch as a whole. Prospective buyers should not rely solely on photographs when evaluating an individual tract and are encouraged to conduct an on-site inspection.

Built in 2025

Essential Information

MLS® #	1915597
Price	\$256,500
Bathrooms	0.00
Acres	27.00
Year Built	2025
Type	Farm Ranch
Sub-Type	Farm/Ranch
Status	Active

Community Information

Address	Tbd 27 F.m. 791
Area	2900
Subdivision	N/A
City	Campbellton
County	Atascosa
State	TX
Zip Code	78008

Amenities

Utilities	Electricity
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School Information

District	Pleasanton
Elementary	Pleasanton
Middle	Pleasanton
High	Pleasanton

Additional Information

Days on Market 18

Listing Details

Listing Agent Adrian Alvarado
Listing Office Compass RE Texas, LLC

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