

BREEDER FARM FOR SALE

TYSON BREEDER FARM

Tyson Breeder Farm, Shelbyville, TX 75973



OFFERING SUMMARY

SALE PRICE: \$625,000

LOT SIZE: 10 Acres

PRICE / SF: \$1.43

PROPERTY OVERVIEW

This farm was built in 2000. Currently, contracted with Tyson. It is on 10 acres of land w/creek on the back of the property. The farm has (2) 42x450 Breeder houses with 9500hens and 1000 roosters. (1) Large incinerator (1) Built generator, Roxell Chain feeders, (2) Water Wells, New nest installed, 30x40 Barn/Shop and a 3 bedroom /1 bathe frame home with tin roof, propane heat and window units for a/c. House on well water.

CONTACT THE LISTING AGENT, BELINDA HYLAND, 832-335-0887 OR VIA EMAIL TO BHYLAND@KW.COM

KW COMMERCIAL
18050 Saturn Lane., Ste. 100
Houston, TX 77058

JEFF GEORGE
Agent
O: 281.336.3121
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Each Office Independently Owned and Operated kwcommercial.com

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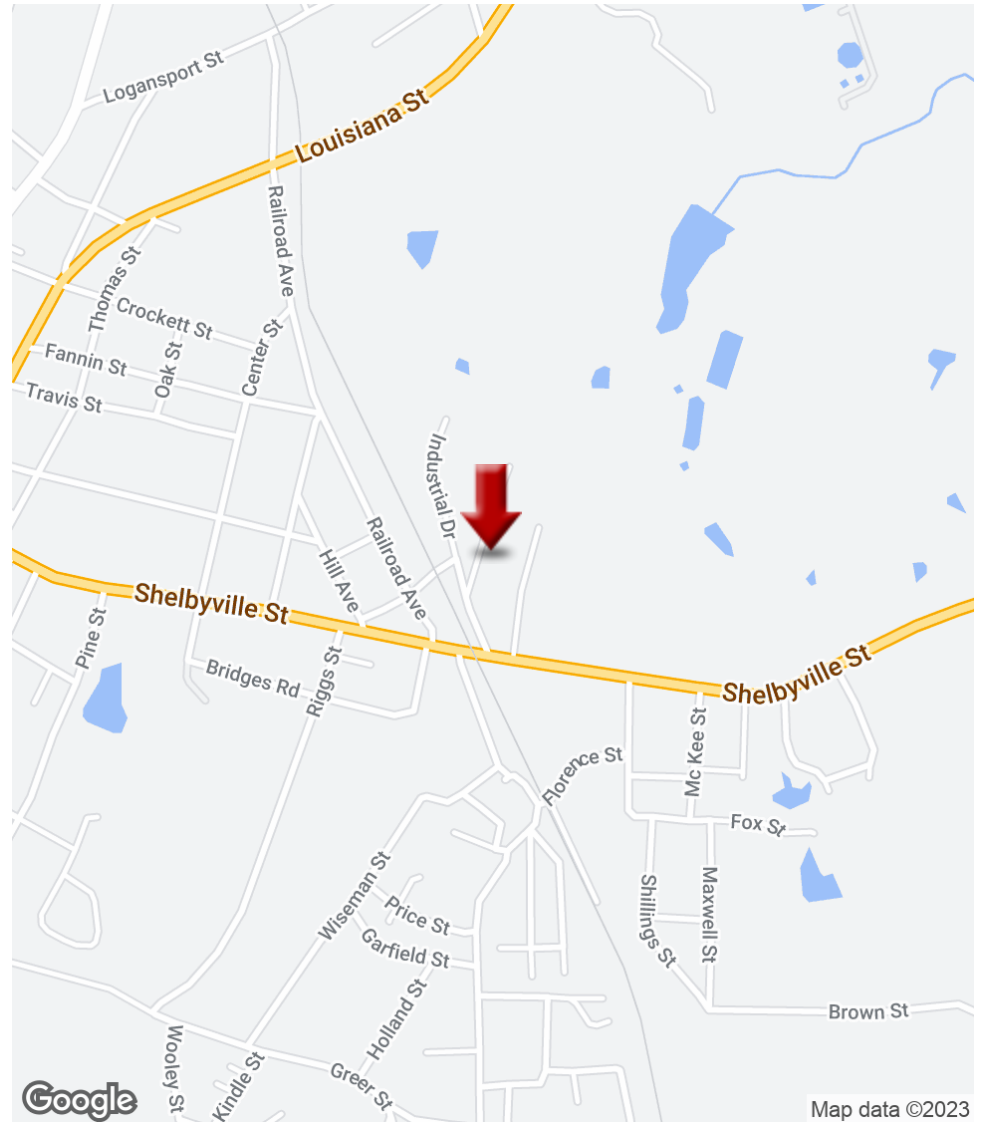
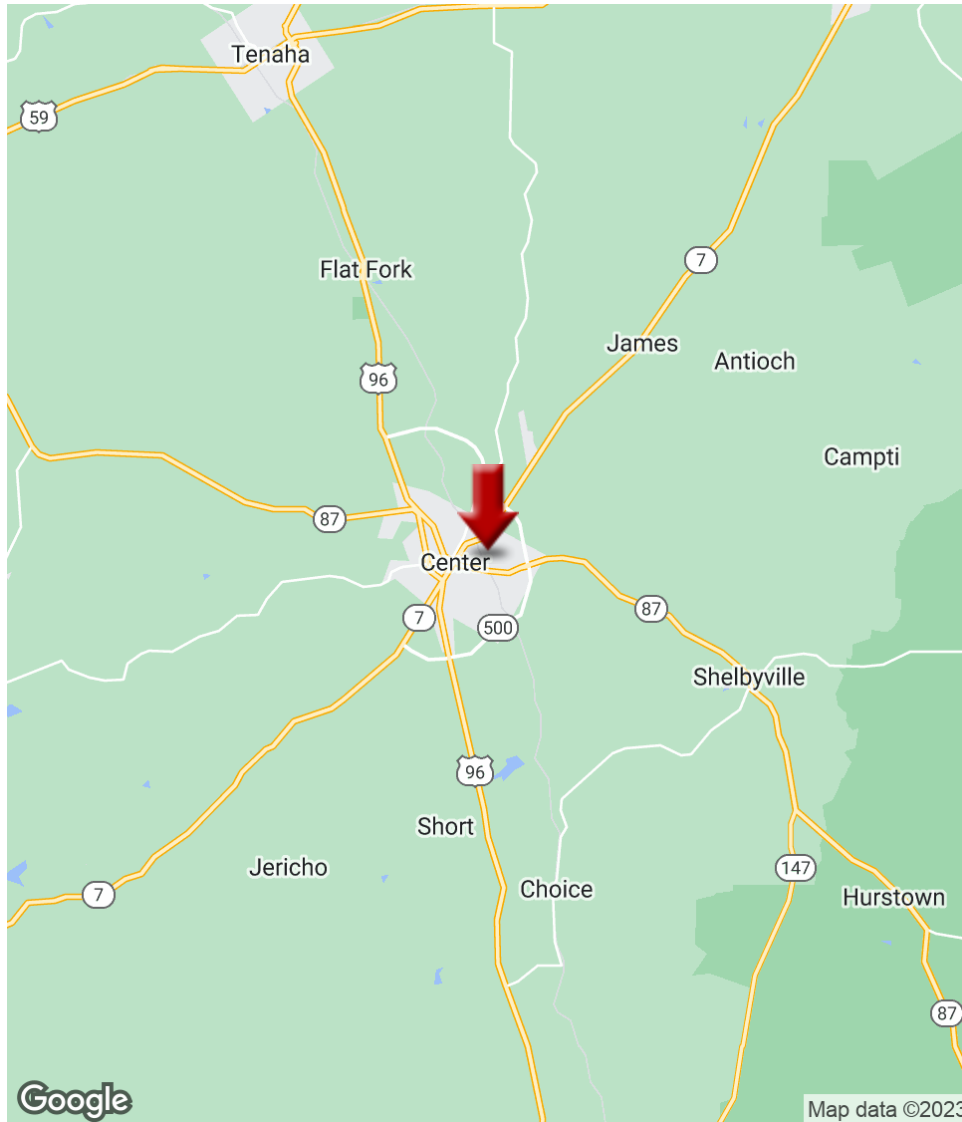
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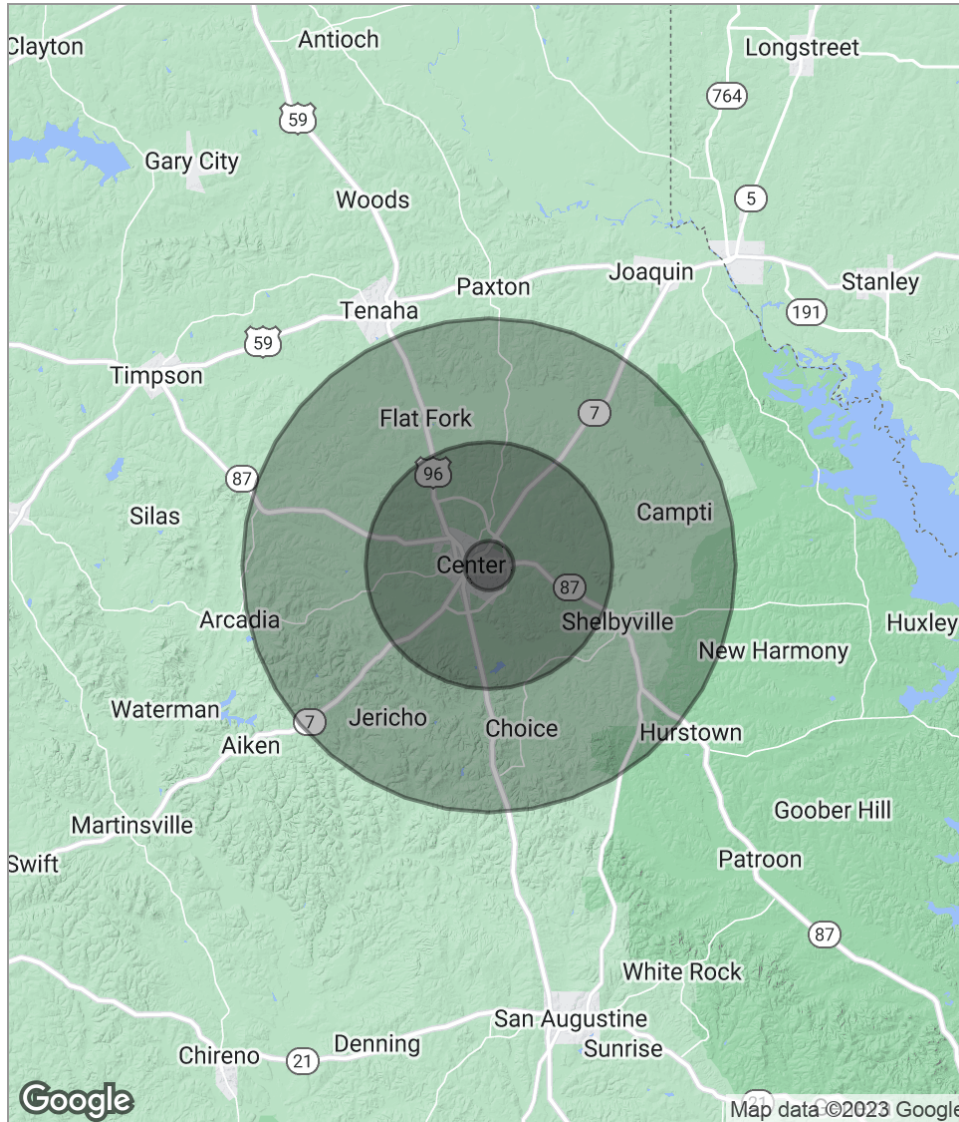
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POPULATION

	1 MILE	5 MILES	10 MILES
Total Population	1,304	9,366	15,635
Median Age	34.1	34.6	36.4
Median Age (Male)	35.0	35.4	36.8
Median Age (Female)	31.9	32.9	35.6

HOUSEHOLDS & INCOME

	1 MILE	5 MILES	10 MILES
Total Households	445	3,253	5,640
# Of Persons Per HH	2.9	2.9	2.8
Average HH Income	\$34,902	\$39,674	\$46,071
Average House Value		\$104,456	\$103,382

** Demographic data derived from 2020 ACS - US Census*

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