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## **Sherman Co 637 Farm**



## Property Details

City: **Stratford**

County: **Sherman**

Gross Acres: **637**

Irrigated Acres: **480**

Grass Acres: **157 improved pasture/dryland cropland**

# of Wells: **5**

Total Well Output GPM: **1200 total**

## Property Description

This farm is located in the northern Texas Panhandle in Sherman County, Texas. It lies ten miles east of Stratford Texas and two miles south of Highway 15. Elevation in the area ranges from 3,300 to 3,800 feet above sea level. The farm is L-shaped with nearly level topography. Primarily Class II Sherm clay loam soils which are durable and capable of producing good crop yields under both irrigated and dryland conditions. The area has a semiarid climate characterized by mild winters and warm summers. Average annual precipitation is approximately 17 inches, the majority of which falls during the growing season between April and October. The average annual growing season is approximately 180 days.

There is one quonset barn with a concrete floor, containing 5,000 square feet located on the property.

There are five wells on the property that produce approximately 1,200 gallons per minute total. The current tenant owns the four sprinklers and the irrigation motors.

## Stratford Texas 79084



Property Images





