

12100 E US Highway 180, Hermleigh, Texas 79526

MLS#: 21410608 **N** Active
Property Type: Land

12100 E US Highway 180 Hermleigh, TX 79526-2328
SubType: Ranch

LP: \$940,000
OLP: \$940,000
[Edit Listing](#)

Recent: 10/13/2026 : NEW



Subdivision: H&Tc B3
County: Scurry
Country: United States
Parcel ID: [21992](#)
Parcel ID 2: 21993
Lot: **Block:** 3
Legal: SW/4 H&TC B3 /S27 /A 153.40
Unexempt Tx: \$602
Spcl Tax Auth:

Lst \$/Acre: \$6,064.52
Lake Name:
Plan Dvlpm:
MultiPrcl: Yes **MUD Dst:** No
PID:No

Land SqFt: 6,751,800 **Acres:** 155.000 **\$/Lot SqFt:** \$0.14
Lot Dimen: **Will Subdv:** Yes

HOA: None
HOA Website:
HOA Management Email:

HOA Co:

General Information

Land Leased: **# Tanks/Ponds:** 1 **Cultivated Acres:**
AG Exemption: Yes **# Wells:** 2 **Bottom Land Ac:**

School Information

School Dist: Snyder ISD
Elementary: Snyder **Middle:**
Primary: **Jr High:** Snyder **High:** Snyder
Sr High:

Features

Lot Description: Acreage, Agricultural, Pasture, Tank/ Pond
Lot Size/Acres: Over 100 Acres
Present Use: Agricultural, Cattle, Crops and Livestock, Horses, Livestock, Pasture, Ranch, Recreational, Residential, Single Family
Proposed Use: Agricultural, Cattle, Development, Equine, Grazing, Horses, Hunting/Fishing, Investment, Livestock, Pasture, Ranch, Recreational, Residential, Single Family
Zoning Info: None
Development: Unzoned
Street/Utilities: Electricity Connected, Individual Water Meter, Septic
Barn Informatn: Barn(s)
Road Front Desc: Highway
Soil:
Surface Rights:
Waterfront:

Restrictions: No Known Restriction(s)
Easements: None
Documents:
Type of Fence:
Exterior Bldgs: See Remarks
Common Feat:
Miscellaneous:
Prop Finance: Cash, Conventional
Possession: 30-60 Days
Showing: 24 Hour Notice, Appointment Only

Remarks

Property Description: Discover 155± acres in Hermleigh, Texas, offering a versatile combination of country living, agricultural functionality, and recreational opportunities. The property features an updated 4-bedroom, 3-bath home with 2 living spaces. The home is equipped with two water heaters, quartz countertops, hardwood floors, . An additional septic system on the property offers the potential for a second residence, guest quarters, or other future improvements. The acreage is fully enclosed with five-strand barbed wire perimeter fencing and includes cross fencing to help accommodate livestock management. Agricultural improvements include established cattle pens, a calf table, and squeeze chutes, making the property well suited for cattle operations. Horse owners will appreciate the six-stall horse lean-to, while the tack room, storage room, and hay storage room provide convenient space for equipment, feed, and ranch supplies. Additional improvements include a 24' x 30' shop with spray foam insulation and attached carport, offering covered parking, workspace, and storage for tools and equipment. Water resources include one shallow water well and a second well connected to the home that produces approximately 117 gallons per minute. A stocked tank provides an additional water feature and adds to the property's recreational appeal. A water meter is already installed, offering the opportunity to connect to city water. With acreage for livestock, existing ranch infrastructure, multiple water resources,

and excellent hunting opportunities, this property offers a range of possibilities for agricultural use, outdoor recreation, and rural living. Located in Hermleigh, this West Texas property provides the space and improvements to support a variety of country lifestyle and ranching needs. Minerals to convey with an acceptable offer.

Excludes: Deer Feeders, Preifert feeders, panels, round pen, refrigerator/freezers, air compressors, shelving in shop/tack room, Starlink, hay

Public Driving Directions: From Snyder, drive east on US Hwy 180 for about 13 miles. Then turn left into property. Signs are on gate.

Seller Concessions YN:

Agent/Office Information

CDOM: 0

DOM: 0

LD: 10/13/2026 **XD:** 04/09/2027

List Type: Exclusive Right To Sell

List Off: [Trinity Ranch Land Abilene/Tuscola](#) (TRLAB) 325-261-0319

LO Fax:

Brk Lic: 0432195

LO Addr: 4101 US Hwy 83 Tuscola, Texas 79562

LO Email:

List Agt: [Christina Prince](#) (0834404) 325-386-9773

LA Cell: 325-386-9773

LA Fax:

LA Email: christina@trinityranchland.com

LA Othr:

LA/LA2 Texting: Yes/Yes

List Agt 2: [James Pettit](#) (0803975) 254-485-0576

LA2 Email: jason@trinityranchland.com

LA Website:

LO Sprvs: Karen Lenz (0432195) 254-725-4181

Showing Information

Call:

Appt: 3253869773

Owner Name: Deville

Keybox #: 0000

Keybox Type: Combo

Seller Type: Standard/Individual

Show Instr: Appointment Only. 24 hour notice preferred. Showing must be attended. Call Christina Prince (325) 386-9773 or Jason Pettit (254) 485-0576

Show Allowed: Yes

Show Srvc: None

Showing: 24 Hour Notice, Appointment Only

Prepared By: Christina Prince Trinity Ranch Land Abilene/Tuscola on 10/13/2026 13:47

Information Deemed Reliable, but not Guaranteed. Copyright: 2026 NTREIS.