



48+/- Acres Prime Land in Conroe

48.5 +/- Acres (\$40,928/acre) | Montgomery County, TX | \$1,985,000



ADDRESS

3032 Meador Ln
Conroe, TX 77303

LOCATION

45 North, exit 92 Seven Coves Rd,
turn right 0.5 miles 830, turn right in 1
mile Meador Rd, turn left Meador Ln,
property is straight ahead

PROPERTY SUMMARY

Located just outside of the city limits of Conroe, this 48.5+/- acre undeveloped property offers the ideal combination of privacy and accessibility, sitting only 1 mile from Willis High School and minutes from Highway 45. As you drive down the end of the road, you'll be greeted by a natural landscape that includes a beautifully restored 1920s home that seamlessly blends the character of its original craftsmanship with high-end upgrades all throughout, a natural scenic creek, a stocked pond perfect for fishing or kayaking with a mix of oak trees and pines. The land is teeming with wildlife, making it an exceptional choice for those who appreciate nature.

Whether you're seeking a peaceful retreat or a place for development, this property provides a rare opportunity to enjoy both serene countryside living while being close proximity to all the conveniences of town.

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