

CENTURY 21[®]

Judge Fite Company



1101 BROOKS LANE

SADLER, TX 76264



\$1,795,000



5,000 sqft



4 beds



3 baths

DESCRIPTION

Welcome to 1101 Brooks Lane- a rare opportunity to own a stunning countryside estate where luxury meets wide-open freedom. This beautifully remodeled 4-bedroom, 3-bathroom home spans approximately 5,000 square feet and sits on 32 pristine acres, offering the perfect balance of comfort, privacy, and functionality. Designed for both everyday living and entertaining, the home blends modern updates with timeless country charm. The land is ideal for horses, cattle, or 4H projects, with ample space to build out your dream ranch. With no HOA restrictions, the possibilities are endless-expand, customize, or simply enjoy the peaceful surroundings. Conveniently located near Hagerman National Wildlife Refuge, Lake Texoma, and within the sought-after S&S ISD, this property offers the best of both seclusion and accessibility. More than just a home, 1101 Brooks Lane is an investment in lifestyle-offering future subdivision potential and long-term value.

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: Active

MLS: 21233760

YEAR BUILT: 1983

COUNTY: Grayson

TRACT OR SUBDIVIION: Jared Mccarty Surv Abs #812

LIST DATE: 04/09/2026

CENTURY 21

Judge Fite Company

800.451.8055

AREA:

SQUARE FEET: 5,000

TOTAL BEDS: 4

FULL BATHS: 3

HALF BATHS: 0

ACRES: 32

LOT SIZE (SQFT): 1,393,920

INTERIOR FEATURES

FIREPLACE:

- Masonry
- WoodBurning

FLOOR COVERINGS:

- Carpet
- Tile

APPLIANCES:

- Dishwasher
- ElectricRange
- ElectricWaterHeater
- Disposal
- Microwave

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE:

- Traditional
- Detached

PARKING:

- AdditionalParking
- Driveway
- Other
- Outside
- Storage
- Boat
- RvAccessParking

LOT DESCRIPTION:

- Acreage
- Agricultural
- BackYard
- Cleared
- HardwoodTrees
- Lawn
- Landscaped
- Level
- Pasture
- PondOnLot
- FewTrees

ROOF TYPE:

- Composition

YARD/GROUNDS:

- Courtyard
- RainGutters
- Storage
- UncoveredCourtyard

SIDING:

- Brick

POOL TYPE:

- None

FOUNDATION:

- Slab

FENCING:

- BarbedWire
- CrossFenced
- Pipe

UTILITIES

HEATING/COOLING:

- Central
- Electric
- Fireplaces

UTILITIES:

- ElectricityAvailable
 - ElectricityConnected
 - SepticAvailable
 - WaterAvailable
-

ADDITIONAL PROPERTY DETAILS

AMENITIES:

- BuiltInFeatures
- DecorativeDesignerLightingFixtures
- DoubleVanity
- EatInKitchen
- GraniteCounters
- HighSpeedInternet
- Pantry
- WalkInClosets
- WiredForSound

SECURITY FEATURES:

- SmokeDetectors
-

LISTED BY: Katie Schroeder 

PHONE: 940.580.2240

BROKERED BY: Lake & Country Realty, LLC