

\$11,995,000 - 23507 Alexander Road, Pilot Point

MLS® #20992150

\$11,995,000

5 Bedroom, 5.00 Bathroom, 5,660 sqft

Residential on 85.38 Acres

Pilot Point Rural, Pilot Point, TX

Discover a rare opportunity to own over 85 acres of gated, gently rolling terrain with panoramic lake views of Lake Ray Roberts, just 30 minutes north of Highway 380. Behind the private, lighted entrance road lies a property rich with natural beauty, modern convenience, and boundless possibility. Lovingly maintained and thoughtfully updated over the years, every detail of the property reflects exceptional care—from the homes to the barns, infrastructure, and grounds. This is a turnkey estate where pride of ownership is evident in every acre. This multifunctional estate is ready for your vision—with well water, septic, city power, and propane already on-site. Enjoy the peaceful rustle of the breeze through the 35 acres of coastal Bermuda, the quiet stillness of 2 ponds, and the charm of wildlife roaming freely across your land. Whether you envision a private waterfront retreat, an equestrian paradise, a family compound, or even a glamping resort, this property offers the canvas to create it. Existing improvements include: 3,800 sqft 3-bedroom, 3-bath, 2-car garage main home, 1,860 sqft 2-bedroom, 2-bath guest house, large detached garage or workshop, two barns with tack rooms, private airstrip, cleaning shed and aviary. The property holds Ag & Wildlife exemptions and features the infrastructure to support residential, agricultural, or recreational use. From the moment you arrive, you™ll feel the magic of the space—sunsets that stop you in your tracks, serenity that soothes,



and space to dream, grow, and gather. For developers, this is a dream project—a rare tract with lake views, utilities, and road access already in place. For families, it's a legacy property, a place to build memories across generations. And for visionaries, each acre whispers a story—waiting to be told. Don't miss this once-in-a-lifetime chance to own one of North Texas's most inspiring pieces of land. Seller financing available, contact listing agent for more details.

Built in 2024

Essential Information

MLS® #	20992150
Price	\$11,995,000
Bedrooms	5
Bathrooms	5.00
Full Baths	5
Square Footage	5,660
Acres	85.38
Year Built	2024
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Community Information

Address	23507 Alexander Road
Subdivision	Pilot Point Rural
City	Pilot Point
County	Cooke
State	TX
Zip Code	76258

Amenities

Utilities	Septic, Well
# of Garages	2
Garages	Garage

Interior

Interior Features	Cable TV Available, Decorative Lighting
Heating	Electric

School Information

District	Pilot Point ISD
Elementary	Pilot Point
Middle	Pilot Point
High	Pilot Point

Listing Details

Listing Agent	Ben Wegmann
Listing Office	Rogers Healy and Associates

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