

5.093 AC McCormick Road, Oak Point, Texas 75068

MLS#: 21123765 **\$** **Active**
Property Type: Land

[5.093 AC McCormick Road Oak Point, TX 75068](#)
SubType: Unimproved Land

LP: \$890,000



Subdivision:	Hunters Ridge			Lst \$/Acre:	\$174,749.66	
County:	Denton			Lake Name:		
Country:	United States			Plan Dvlpm:		
Parcel ID:	1079305			MultiPrcl:	No	
Lot:	Block:			MUD Dst:	No	
Legal:	Lot 2R-1-R2			PID:		
Spcl Tax Auth:	No			Adult Community:	No	
# Lots:	1	Lots Sold Sep:		Lots Sld Pkg:		
Rd Front:	344	Frontg Ft:	344	Rd Asmt:	No	
Land SqFt:	221,851	Acres:	5.093	\$/Lot SqFt:	\$4.01	
Lot Dimen:				Will Subdv:	No	
				Land Leased:	No	

HOA: None
HOA Dues:

HOA Co:
Phone:

Adult Community: No

Land Leased: No
AG Exemption: Yes

Tanks/Ponds:
Wells:

Cultivated Acres:
Bottom Land Ac:

General Information

School Dist: Denton ISD
Elementary: Cross Oaks

Middle: Rodriguez
Features:

High: Ray Braswell

Lot Description:	Acreage, Few Trees, Irregular Lot, Level, Pasture	Restrictions:	Deed, No Mobile Home
Lot Size/Acres:	5 to < 10 Acres	Easements:	Utilities
Present Use:	Grazing, Horses, Pasture	Documents:	Plat Approved
Proposed Use	Equine, Grazing, Horses, Investment, Single Family		
Zoning Info:	S-26	Type of Fence:	Partial, Pipe, Wood
Development:	City Limits, Plat Approved, Zoned	Exterior Bldgs:	
Street/Utilities:	Asphalt, Co-op Electric, Electricity Available, Overhead Utilities, Sewer Not Available, No Sewer, No Water	Miscellaneous:	
Road Front Desc:	City Street	Road Frontage:	344
Road Surface:	Asphalt	Special Notes:	Deed Restrictions
Crops/Grasses:		Prop Finance:	Cash, Conventional
Soil:	Sandy Loam	Possession:	Closing/Funding, Other
Surface Rights:	All	Showing:	Appointment Only, Occupied, Pet(s) on Premises, Showing Service, No Lock Box
Waterfront:			

Horses: Yes **Dock Permitted:**

Lake Pump:

Remarks

Property Description: This prime 5-acre tract in Oak Point, Texas, bordered on three sides by acreage properties and upscale custom homes, offers a unique opportunity to own land in one of the area's most sought-after communities. The land features a mixed blend of trees, open space, and desirable sandy loam soil, creating an ideal canvas for a future homesite, small-scale equestrian property, or investment. Deed restrictions help preserve the character and quality of the surrounding tracts, ensuring a consistent standard of neighboring properties. Residents of Oak Point benefit from a full-time police and fire department and enjoy access to notable local amenities. Nearby polo clubs offer the opportunity to watch competitive matches, while the Dallas Corinthian Yacht Club provides a strong sailing community. Lake Lewisville is just minutes away, with several public boat launches available for convenient boating, fishing, and other water activities. The area's location offers strong practical advantages as well, with easy connectivity to US-380, the Dallas North Tollway, and I-35, providing convenient access to Denton, Frisco, Prosper, and the broader North Dallas region. Major hospitals, the University of North Texas, Texas Woman's University, and key business corridors are all within a convenient distance, and both DFW International Airport and Dallas Love Field are readily accessible.

Public Driving Directions: On McCormick Rd across from Winchester Rd

Agent/Office Information

Lst Ofc: KELLER WILLIAMS REALTY

Lst Agt: [DUTCH WIEMEYER](#)

Prepared By: DUTCH WIEMEYER KELLER WILLIAMS REALTY on 01/04/2026 13:39

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