



For Sale on Market

\$585,000

Call 8046565007 Today!

4 SHORE ACRES CIR, SHOREACRES, TX 77571

4 BEDS, 2 FULL BATH(S)

Beautiful Bay View House (3 bedroom, 1 office & 2 full baths) on the circle (by the pier) in Shoreacres, TX 77571. The house is approximately 150 yards from the Galveston Bay shoreline. The house was built in August 2022. The house is on a large 25,279 sq. ft. lot and has 1,975 sq. ft. of living area, 630 sq. ft. of deck facing the bay, 125 sq. ft. porch on the front porch There's also a 3,068 sq. ft. epoxy coated slab under the house which consists of a 536 sq. ft. garage, 228 sq. ft. storage room & 1,950 sq. ft. covered entertainment area. There is a 11" x 14" mechanical platform that has a 24 KW Generac Standby Generator that runs off of natural gas along with the AC compressor. The house is very energy efficient with spray on insulation in the roof rafters and between the floor joists under the house. Over the past 12 months the average monthly utility bills for all utilities was \$298 per month.

GENERAL DESCRIPTION

- Subdivision:** Shoreacres Hotel Site
- Property Type:** Single-Family
- Bedrooms:** 4
- Baths:** 2 Full
- Stories:** 1
- Garage:** 2 / Oversized
- Style:** Contemporary/Modern
- Year Built:** 2022
- Building Sqft:** 1,975 / Seller
- Lotsize:** 25,279 / Other
- Market Area:** Shoreacres/La Porte
- Key Map:** 580R
- MLS# / Area:** 77445197 / 7



Get in touch
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Visit <https://www.har.com/77445197> for more information