



**For Sale** on Market

# \$325,000

Call 7138840322 Today!

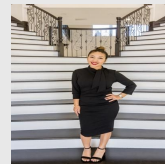
## 1102 E 3RD ST, GEORGETOWN, TX 78626

3 BEDS, 2 FULL & 1 HALF BATH(S)

Seller will pay for interest rate buy down up to \$6200. Located minutes from Georgetown's historic town square and nearly adjacent to Southwestern University, this 3-bedroom, 2.5-bath home offers a functional layout with recent updates. Main level includes living room, kitchen, and dining area, plus a large storage closet and guest half bath. Second floor features a primary suite with ensuite bath (tub and shower), an additional bedroom on opposite ends for privacy, an open flex space ideal for office or study use, and an in-unit laundry closet — washer and dryer convey. The downstairs and 2nd floor guest bedrooms overlook a fully fenced backyard with open green space and no rear neighbors. One-car garage. Fresh interior paint. Move-in ready. Quick access to I-35 and SH 130.

### GENERAL DESCRIPTION

- Subdivision:** Windridge Village Rep
- Property Type:** Residential Single Family
- Bedrooms:** 3
- Baths:** 2 Full & 1 Half
- Stories:** 2
- Garage:** 1 / Attached
- Year Built:** 2002
- Building Sqft:** 1,426 / Public Records
- Lotsize:** 3,511
- Maintenance Fee:** \$165 / Annually
- MLS# / Area:** ABORTX-8427881



**Presented By**  
**Alyssa Lienau**

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**Listing Broker**  
**Wolf Real Estate**

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Visit <https://www.har.com/ABORTX-8427881> for more information