



For Sale on Market

**\$345,000**

Call 7133771022 Today!

## 464 SUNSET, INGLESIDE, TX 78362

3 BEDS, 2 FULL BATH(S)

Welcome to 464 Sunset in Ingleside on the Bay, a beautifully maintained home offering peace of mind and modern comfort. Completely remodeled in 2020, this 3-bedroom, 2-bath residence features two living spaces, providing flexibility for everyday living, entertaining, or a home office setup. Recent upgrades add exceptional value, including a brand-new 30-year roof, two HVAC systems, all newer windows with storm shutters, a tankless water heater, and spray foam insulation throughout the home and attic for enhanced energy efficiency. Pride of ownership is evident throughout, with thoughtful improvements and meticulous care. Outside, enjoy a fenced yard ideal for pets, a large driveway with ample parking, a detached garage perfect for a workshop or hobby space, and an additional storage shed for yard tools and equipment. Located just far enough from the water to be outside the FEMA flood plain, this home does not require flood insurance, offering added savings and peace of mind while still enjoying the coastal lifestyle Ingleside by the Bay is known for. This is a fantastic opportunity to own a move-in-ready home with major updates already completed—schedule your showing today and make 464 Sunset yours!

### GENERAL DESCRIPTION

- Subdivision:** Ingleside Townsite  
**Property Type:** Single Family  
**Bedrooms:** 3  
**Baths:** 2 Full  
**Stories:** 1  
**Style:** Other  
**Year Built:** 1963  
**Building Sqft:** 1,817 /  
**Lotsize:** 10,454  
**MLS# / Area:** CCARTX-469930



Presented By  
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7133771022

Listing Broker  
**David Thomasson, Broker**

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Visit <https://www.har.com/CCARTX-469930> for more information