



For Sale on Market

**\$239,900**

Call 7133771022 Today!

## 3300 ADELINE DR, WACO, TX 76708

3 BEDS, 2 FULL BATH(S)

Cameron Park! 3 br 2 bath home with a lot of storage, large corner lot with additional parking. Solar panels were installed in 2018, electric bills average \$25-\$50 monthly. Original cost of the panels around \$30k The panels have a 25-year warranty and transfer with property ownership, no additional fees or monthly obligation. Solar panels are paid for by current owner. See details on solar panels in the TransactionDesk attachment. Check with McLennan County for property tax exemption with ownership of solar panels. Central Heat & AC units installed within last 6 months. Most recent use of the property was as a fully furnished rental. Furnishings can be included in the sale of the house for an additional \$4k. Some items are marked not to be conveyed with the house.

### GENERAL DESCRIPTION

- Subdivision:** GREENWOOD
- Property Type:** Residential - Single Family
- Bedrooms:** 3
- Baths:** 2 Full
- Stories:** 1
- Garage:** 1 / Attached
- Year Built:** 1952
- Building Sqft:** 1,709 /
- Lotsize:** 12,524 / ASSESSOR
- MLS# / Area:** NTREIS-20989618



**Presented By**  
**Chad Sayles**

Walzel Properties - Spring

7133771022

**Listing Broker**  
**entrendRE, llc.**

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Visit <https://www.har.com/NTREIS-20989618> for more information