



**For Sale** on Market

# \$135,000

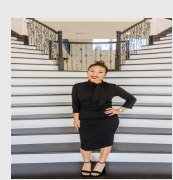
Call 7138840322 Today!

## 2016 GAVIN RD, TOOL, TX 75143 2 BEDS, 1 FULL BATH(S)

Welcome to 2016 Gavin Rd in Kemp, TX 75143 — a great opportunity to own a home with space, character, and room to make it your own. Nestled in a quiet area just minutes from Cedar Creek Lake, this property offers a private water well giving you the best combo of country living and convenience. Inside, you'll find a functional layout with comfortable living spaces, ample natural light, and solid bones throughout. Several areas of the home are unfinished, giving buyers the rare chance to add their own personal style and finishing touches. Whether you've been looking to customize flooring, trim, paint, or final details, this home provides a head start while still allowing you to create the exact look and feel you want. The kitchen and living areas offer an inviting space for everyday living or entertaining, while the bedrooms provide flexibility for family, guests, or a home office. Outside, the property features plenty of room to enjoy the outdoors — ideal for relaxing evenings, gatherings, or future improvements. If you're looking for a home with potential, personality, and the ability to build equity through your own updates, 2016 Gavin Rd is a fantastic opportunity. Bring your vision and make it your own.

### GENERAL DESCRIPTION

- Subdivision:** Wildwood Acres
- Property Type:** Residential - Single Family
- Bedrooms:** 2
- Baths:** 1 Full
- Stories:** 1
- Year Built:** 1968
- Building Sqft:** 1,194 /
- Lotsize:** 20,038
- Maintenance Fee:** \$33 / Monthly
- MLS# / Area:** NTREIS-21189834



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