

**For Sale** on Market

# \$259,000

Call 7138840322 Today!

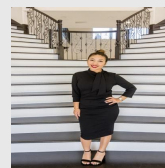
## 3205 LIVE OAK AVE, WACO, TX 76708

3 BEDS, 3 FULL BATH(S)

Welcome home to this inviting, well-maintained property offering comfort, convenience, and thoughtful updates throughout. Designed with a functional, easy-flowing layout, this home provides a warm and welcoming atmosphere perfect for both everyday living and entertaining. Enjoy the added value of all appliances conveying, making your move seamless and stress-free. Recent upgrades enhance both style and peace of mind, while the pride of ownership is evident in every detail. Step outside to a spacious, fully fenced backyard featuring driveable alley access. Nestled in an established neighborhood filled with mature trees and abundant shade, the setting offers both charm and tranquility. Conveniently located near local amenities, shopping, dining, and schools, this home also benefits from the nearby police department, adding an extra sense of security and peace of mind. This is a wonderful opportunity to own a move-in-ready home in a desirable, well-connected area—come see everything this home has waiting for you! SELLER IS MOTIVATED!

### GENERAL DESCRIPTION

- Subdivision:** Dean
- Property Type:** Residential - Single Family
- Bedrooms:** 3
- Baths:** 3 Full
- Stories:** 1
- Year Built:** 1948
- Building Sqft:** 1,986 /
- Lotsize:** 16,501 / PUBREC
- MLS# / Area:** NTREIS-21217214



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

Century 21 Lucky Money

7138840322

**Listing Broker**  
**Graceland Real Estate**

3205 Live Oak Ave, Waco, TX 76708

Visit <https://www.har.com/NTREIS-21217214> for more information