



**For Sale** on Market

# \$258,000

Call 7133771022 Today!

## SINGLE-FAMILY, 2 BEDS, 1 FULL BATH(S)

If location sells, consider this one a hot deal! Situated in the heart of downtown Conroe, this home offers unbeatable walkability to shopping, grocery stores, and a variety of local and authentic dining options. The home features two bedrooms and one bathroom, a large living area, and a spacious kitchen, along with an oversized formal dining room perfect for gatherings. Despite being located on a main road, the property maintains generous yard space. At the back of the property, separate from the main home, is an additional building that includes a laundry room and two extra spaces, ideal for offices, guest rooms, or flex use. And a full restroom. Come tour this charming home and fall in love with its location, space, and versatility!

### GENERAL DESCRIPTION

**Subdivision:** Ralston

**Property Type:** Single-Family

**Bedrooms:** 2

**Baths:** 1 Full

**Stories:** 1

**Style:** Traditional

**Year Built:** 1938

**Building Sqft:** 1,304 / Appraisal District

**Lotsize:** 10,010 / Appraisal District

**Market Area:** Conroe Northeast

**Key Map:** 158W

**MLS# / Area:** 20717937 / 19



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

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7133771022

**Listing Broker**

**Better Homes and Gardens Real Estate**  
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Visit <https://www.har.com/20717937> for more information