



Under Contract - Pending on Market

# \$419,500

Call (936) 566-5660 Today!

## SINGLE-FAMILY, 4 BEDS, 2 FULL BATH(S)

Immaculate Waterfront Home with Stunning View of Pine Island & Outstanding Fishing Right off the Dock! Lovely One-Story Home in Gated Community w/Pool, Boat Ramp, Paved Streets & Central Sewer. Open Concept Lakeview Living Area with Fireplace, Fully Equipped Lakeview Kitchen with SS Appliances, Island, Walk-In Pantry, Spacious Lakeview Dining Area. Lakeview Master Suite, Access to Sunroom, Two Walk-In Closets, Adjoining Bath w/ Double Vanity, Large Tub and Separate Shower. Three Additional Bedrooms w/ Guest Full Bath. Lakeview AC & Glassed-in Sunroom Opening onto Covered Deck with Pass-Through Window to Kitchen. Laundry Room with Storage Cabinets. Two Car Garage w/ Auto Opener. Large Fenced Yard with Sprinkler System. 108' Steel Bulkhead w/ Concrete Apron and 960 sf Boathouse w/ Boat Lift & Jet Ski Slip Only 4 Years Old! A Blue-Ribbon Home with Fabulous Views, Great Fishing, and Only 48 Minutes to Intercontinental Airport! Priced to Sell at \$419,500!

### GENERAL DESCRIPTION

**Subdivision:** Memorial Point

**Property Type:** Single-Family

**Bedrooms:** 4

**Baths:** 2 Full

**Stories:** 1

**Garage:** 2 / Attached

**Style:** Traditional

**Year Built:** 2003

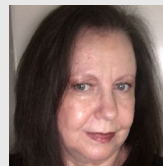
**Building Sqft:** 2,050 / Seller

**Lotsize:** 16,000 / Appraisal District

**Maintenance Fee:** \$129 / Quarterly

**Market Area:** Lake Livingston Area

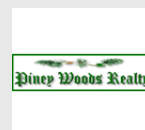
**MLS# / Area:** 43139259 / 44



Get in touch

**Deborah  
Loria**

(936) 566-5660



Piney Woods Realty

(936) 566-5660

195 Heather Lane, Livingston, TX 77351

Visit <https://www.har.com/43139259> for more information