

For Sale on Market

**\$395,000**

Call 7138840322 Today!

## SINGLE FAMILY, 4 BEDS, 2 FULL & 1 HALF BATH(S)

Investment Opportunity! Sold As-Is! A rare opportunity for investors or buyers seeking a renovation project. This property features a 4-bedroom, 2-bathroom residence offering 2,352 sqft of living space, along with an attached 465 sqft commercial space at the front of the home – providing potential for mixed-use or business purposes. Situated on 1.34 acre lot off Eidson Road, the property offers space for future development or additional income-producing ventures such as apartments, condos, etc... Property is 8 miles from Kickapoo Lucky Eagle Casino, 3 miles from International Bridge to Mexico and 2 miles from major restaurants. Owner Financing Available!!!

### GENERAL DESCRIPTION

**Property Type:** Single Family

**Bedrooms:** 4

**Baths:** 2 Full & 1 Half

**Stories:** 1

**Year Built:** 1980

**Building Sqft:** 2,817 /

**Lotsize:** 58,370

**MLS# / Area:** EPBORTX-81733



Presented By  
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Visit <https://www.har.com/EPBORTX-81733> for more information