

For Sale on Market

\$460,000

Call 7133771022 Today!

COUNTRY HOMES/ACREAGE

33? Acres of Scenic, Unrestricted Land in Colorado County Located less than 10 miles southwest of the Weimar I-10 Exit 682, this 33? acre tract offers the perfect blend of privacy, convenience, and natural beauty. Tucked away on a dead-end, quiet county-maintained road this ag-exempt property features a mix of open pastureland ideal for grazing and partially wooded areas that provide excellent habitat for wildlife. The front portion of the property offers an attractive homesite with scattered trees and access to electricity. A seasonal creek winds through the land, enhancing the landscape and creating a secluded back pasture dotted with Mesquite trees and native grasses?covered in blooming Bluebonnets during the Spring. Mature Oak, Willow, Sycamore, Hackberry, and Pecan trees line the creek and wooded boundary areas, adding both beauty and shade. With elevations ranging from approximately 250? near the homesite to 220? at the creek, the gentle slope and clay soil present an ideal location for a future pond. Additional highlights include a newly fenced eastern boundary, no pipelines or easements, existing survey, and negotiable minerals. Owner financing is also being considered. Whether you?re looking to build a permanent residence or seeking a weekend getaway for hunting and outdoor recreation, this unrestricted property offers endless potential?just an hour from Buc-ee?s in Katy.

GENERAL DESCRIPTION

Property Type: Country Homes/Acreage

Style: Other

Lotsize: 1,463,790

MLS# / Area: SCBORTX-151709



Presented By
Chad Sayles

Walzel Properties - Spring

7133771022

Scott Road, Weimar, TX 78962

Visit <https://www.har.com/SCBORTX-151709> for more information

Listing Broker

TRICOUNTY REALTY, LLC