598 CR 375, Muenster, Texas 76252 598 CR 375 Muenster, TX 76252 \$175,000 2± Acres Cooke County



NEWLAND REAL ESTATE 1

MORE INFO ONLINE:

598 CR 375, Muenster, Texas 76252 Muenster, TX / Cooke County

SUMMARY

Address 598 CR 375

City, State Zip Muenster, TX 76252

County Cooke County

Type Lot, Recreational Land

Latitude / Longitude 33.651774 / -97.376409

Acreage 2

Price \$175,000









MORE INFO ONLINE:

PROPERTY DESCRIPTION

A little slice of country living outside of Muenster, TX! Rolling terrain and beautiful views with paved road all the way home. This property has no known restrictions and a 1500sqf insulated shop with half for living quarters. Appliances in living quarters convey. Barn tin accents on dividing wall. RV hook-up in shop area with 14ft roll up door. Bolted storm shelter inside shop portion. Currently has composting toilet, would need septic system for frequent use. Has plumbing for shop side, but not tied in. Private well needed. Survey and new plat pending, will be completed before close. Information deemed reliable, to be verified by buyer and buyer's agent.

NEWLAND REAL ESTATE

MORE INFO ONLINE:

598 CR 375, Muenster, Texas 76252 Muenster, TX / Cooke County

NEWLAND

REAL ESTATE



MORE INFO ONLINE:

NEWLAI

REAL ESTATE

Cherry Ln 9th St 9th St 9th St N Cedar St N Elm St N Walnut St N Oak St N Mesquite St N Ash St 8th St 373 0 7th St 7th St Muenster High School 0 Sacred Heart Cemetery W 6th St W 6th St N Mesquite St N Sycamore St N Cedar St N Hickory St N Walnut St N Pecan St N Elm St N Ash St 0 5th St 5th St ister Mem orial Hospital N Main Sylvan Ln 4th St 4th St 4th Magnolia St . 🗸 Volunteer Fire 3rd St 3rd St Department 0 N Pecan St N Ash St Fischer's Meat 2nd St 2nd St 2nd St Market & Grocery N Sycamore St Elm St N Hickory St N Maple St Main St Nortex 1st St Magnolia St Communications Pecar 0 s Dollar General Ash St 82 **Division St Division St Division St** E Division St Mesquite St Maple St W Cross St E Cross St E Cross St S Hickory St S Walnut St Hilcrest Dr S Main St S Sycamore St S Mesquite St Southtown Dr S Pine St S Willow St ParkLn Endres St W Eddy St W Eddy St E Eddy St E Eddy St 373 S Ash St Hillside Dr Hillside Dr mapbox © Mapbox © OpenStr

Locator Map

MORE INFO ONLINE:

Locator Map



NEWLAND REAL ESTATE

MORE INFO ONLINE:

Satellite Map



NEWLAND REAL ESTATE

MORE INFO ONLINE:

LISTING REPRESENTATIVE For more information contact:



NEWLAND

REAL ESTATE

Representative

lva Walterscheid

Mobile (940) 565-8326

Email iva@northtexasrealestate.com

Address 3311 I-35

City / State / Zip Denton, TX 76207

<u>NOTES</u>

MORE INFO ONLINE:

NOTES	
	_

MORE INFO ONLINE:

www.northtexasrealestate.com

NEWLAND

REAL ESTATE

DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



MORE INFO ONLINE:

Newland Real Estate 3311 l 35 Denton, TX 76207 (940) 594-9882 www.northtexasrealestate.com



MORE INFO ONLINE:

www.northtexasrealestate.com

11