

Small-Acreage with Custom Home, Pool & Shop
Apartment
262 County Road 002
Hallettsville, TX 77964

\$929,000
2± Acres
Lavaca County



Small-Acreage with Custom Home, Pool & Shop Apartment Hallettsville, TX / Lavaca County

SUMMARY

Address

262 County Road 002

City, State Zip

Hallettsville, TX 77964

County

Lavaca County

Type

Residential Property

Latitude / Longitude

29.469235 / -96.940471

Dwelling Square Feet

2466

Bedrooms / Bathrooms

4 / 3.5

Acreage

2

Price

\$929,000

Property Website

<https://tricityrealestate.com/property/small-acreage-with-custom-home-pool-shop-apartment-lavaca-texas/89722/>



Small-Acreage with Custom Home, Pool & Shop Apartment Hallettsville, TX / Lavaca County

PROPERTY DESCRIPTION

Impressive Small-Acreage Property with Custom Home, Pool & Shop Apartment

Set on **2 manicured acres**, this 1.5-story, 4-bedroom, 3.5-bath custom home (built 2017) blends **modern luxury with country charm**. From the stone-accented façade and standing-seam metal roof to the pristine landscaping and circle drive, **curb appeal abounds**.

Main Residence – 2,466 sq ft (per LCAD)

- **Inviting layout:** Open family room with vaulted ceiling, wood-burning fireplace, and French doors to the covered patio.
- **Gourmet kitchen:** Generous cabinetry, granite countertops, island with prep sink, and Frigidaire Professional refrigerator.
- **Private primary suite:** Direct pool access, barn-door dressing closet, spa-style bath with copper soaking tub, dual vanities, and large walk-in shower.
- **Additional bedrooms:** Two guest rooms share a full bath downstairs; a fourth bedroom upstairs enjoys its own full bath and walk-in closet.
- **Work-from-home ready:** Sunlit office overlooking the lush front yard.
- **Convenience:** Oversized laundry room and half bath off the attached two-car garage.

Resort-Style Backyard

- Sparkling **pool and hot tub** with cascading rock waterfall.
- Expansive covered patio for outdoor dining and lounging.
- Professional landscaping and full irrigation system.

30'×50' Insulated Shop with Guest Apartment

- **Garage side:** Two overhead doors and abundant storage.
- **Living side:** 1BR/1BA suite with full kitchen, pool table, and French doors to a pool-view porch.
- **Lean-to extension:** Perfect for tools, toys, or equipment.

Location & Extras

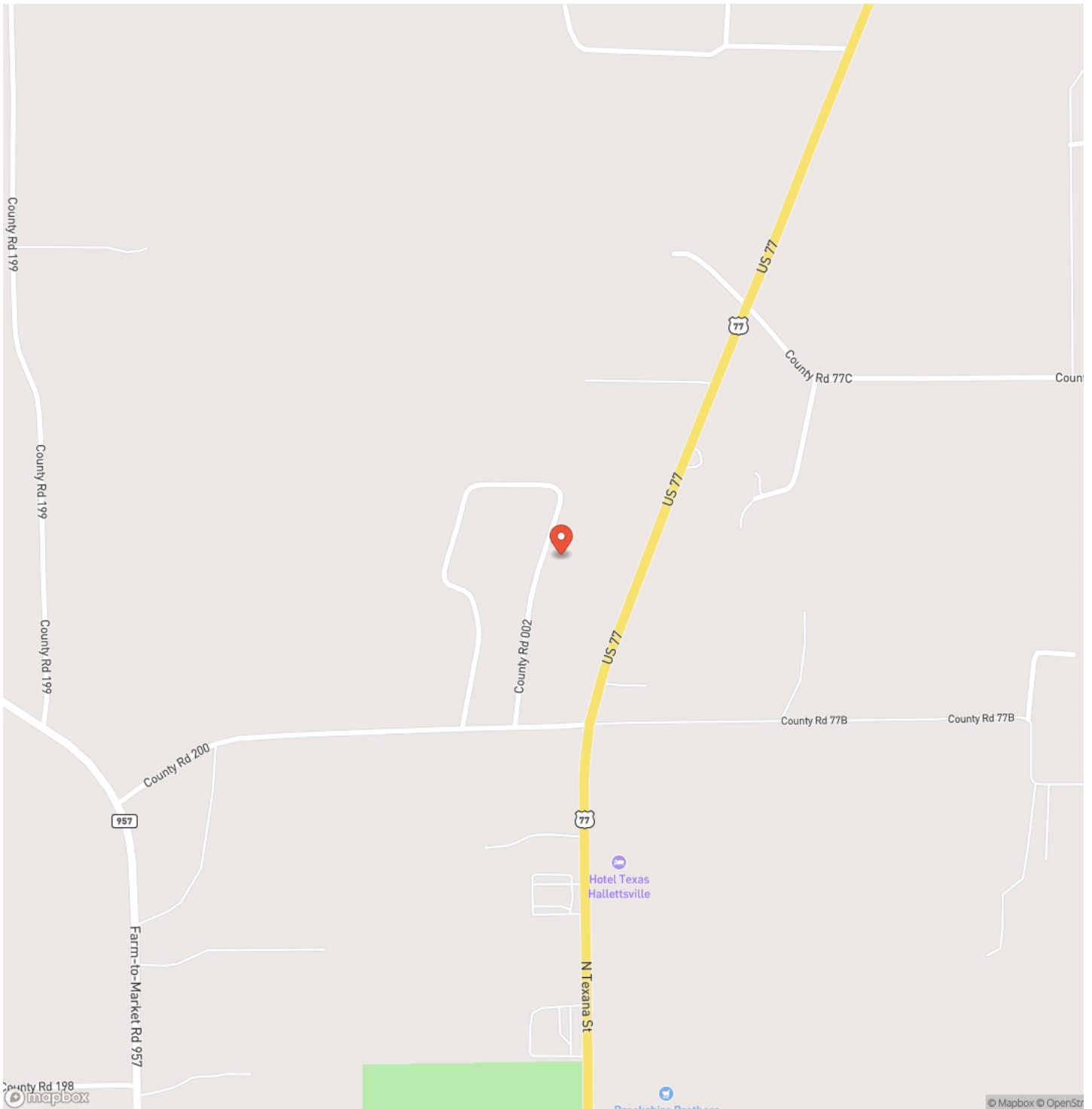
- Two separate entrances from the county road plus open space for future improvements.
- Private water well and septic system.
- Just outside city limits—enjoy peace and privacy with easy access to town.

Pride of ownership shines throughout this mint-condition property. Whether you dream of lively poolside gatherings, a workshop retreat, or multi-generational living, **this rare offering truly has something for everyone.**

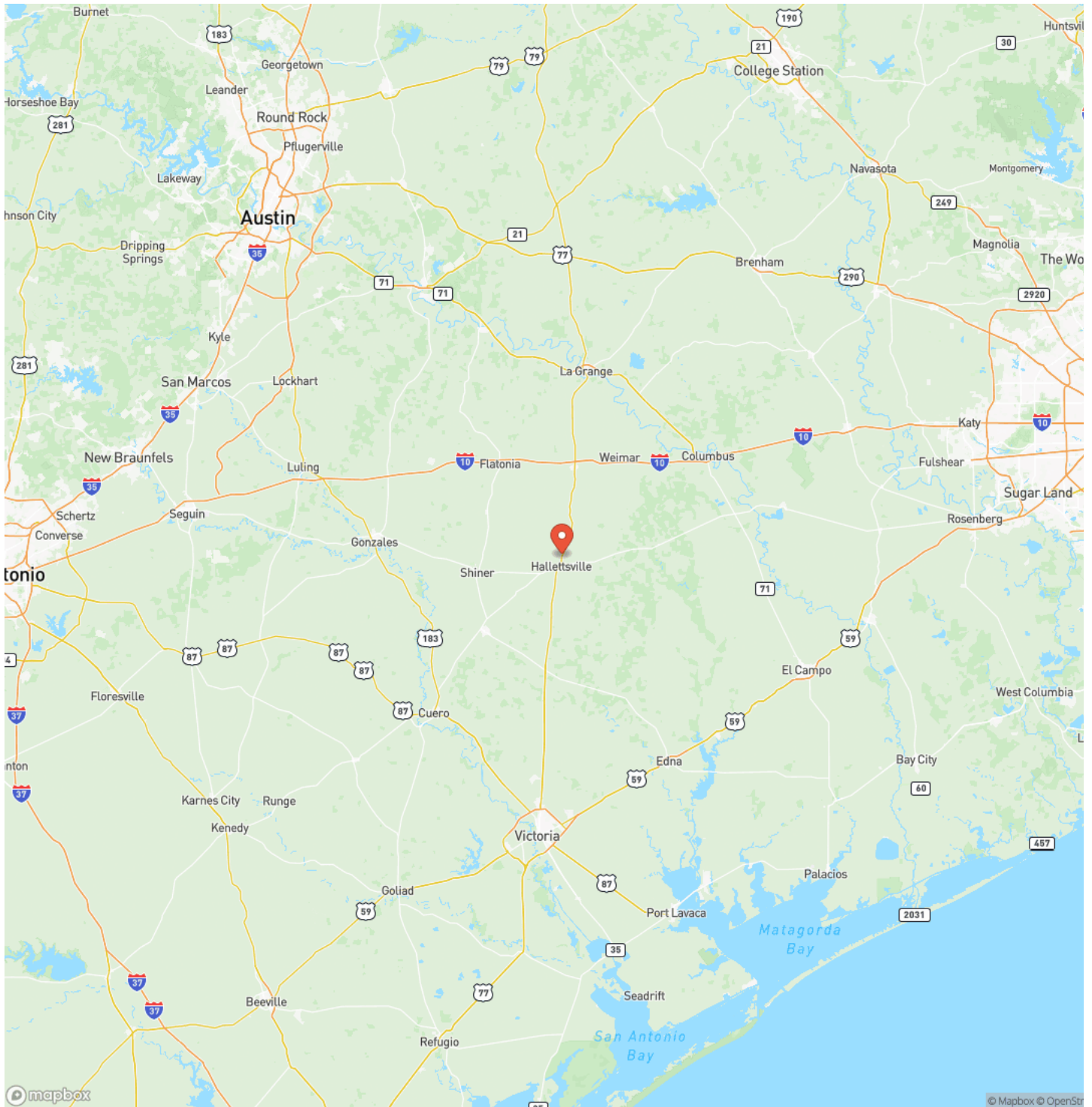
Small-Acreage with Custom Home, Pool & Shop Apartment
Hallettsville, TX / Lavaca County



Locator Map



Locator Map



Satellite Map



Small-Acreage with Custom Home, Pool & Shop Apartment

Hallettsville, TX / Lavaca County

LISTING REPRESENTATIVE

For more information contact:



Representative

Gary Helmcamp

Mobile

(979) 732-0592

Office

(979) 725-6006

Email

gary@tricountyrealestate.com

Address

707 S. Eagle

City / State / Zip

NOTES

[illegible]

[illegible]

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.

Tri-County Realty, LLC
707 S. Eagle
Weimar, TX 78962
(979) 725-6006
tricountyrealestate.com
