

2641 FM 532, Hallettsville, TX 77964
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\$595,000
24.170± Acres
Lavaca County



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Hallettsville, TX / Lavaca County

SUMMARY

Address

2641 FM 532

City, State Zip

Hallettsville, TX 77964

County

Lavaca County

Type

Farms, Hunting Land, Ranches, Recreational Land, Residential Property

Latitude / Longitude

29.577452 / -96.869158

Dwelling Square Feet

3020

Bedrooms / Bathrooms

3 / 2.5

Acreage

24.170

Price

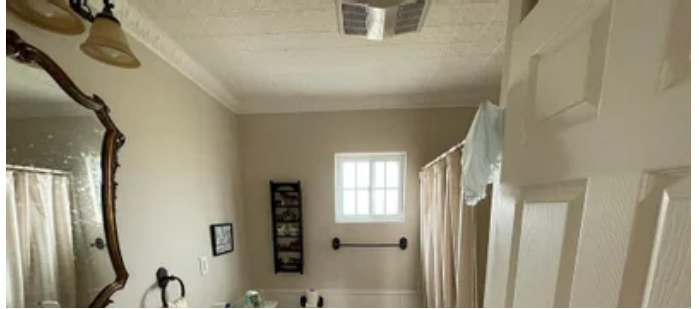
\$595,000



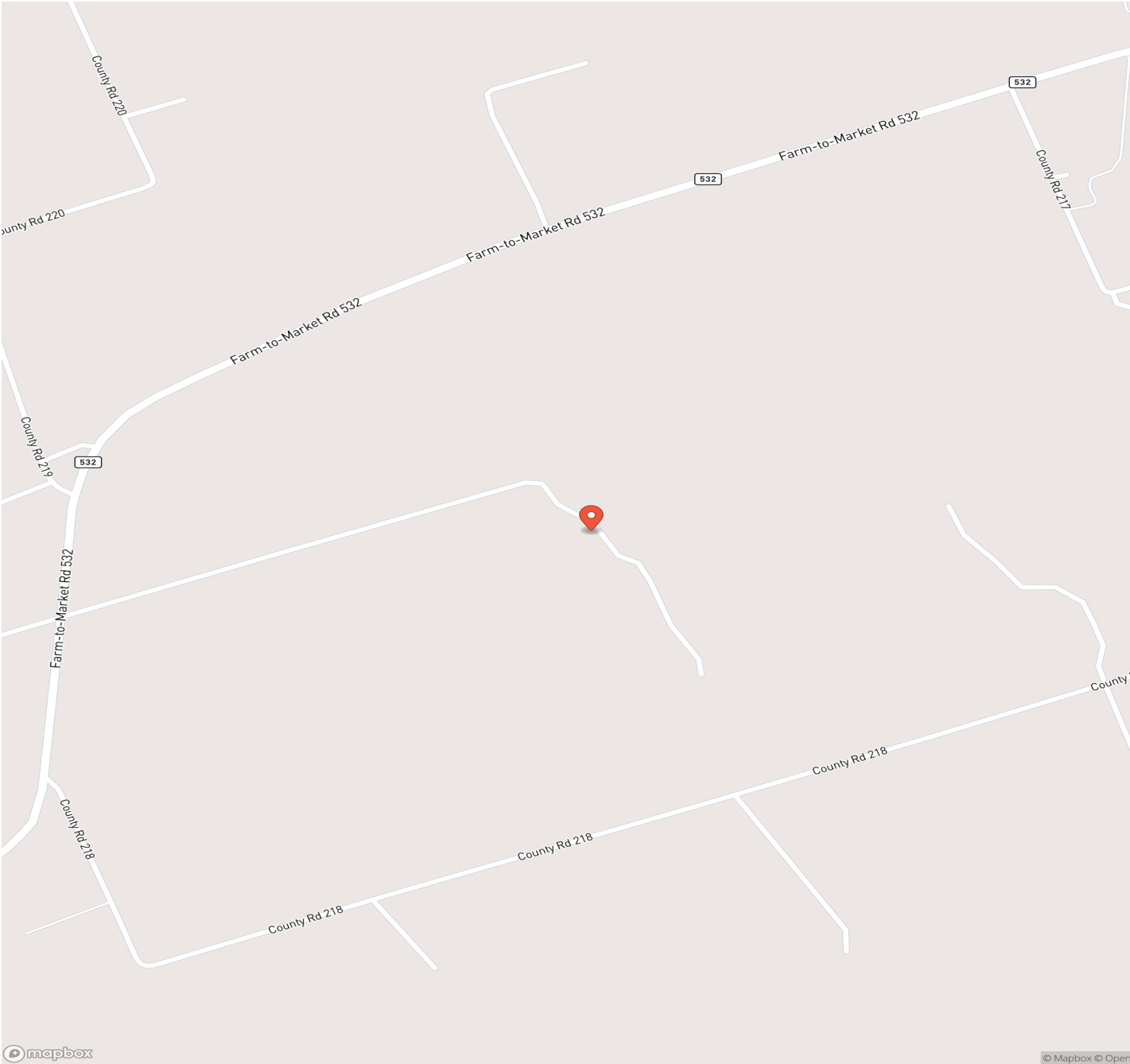
PROPERTY DESCRIPTION

GREAT COUNTRY LIVING!! 24.168 acres includes a 2-Story Farm House with 3,020 Sq Ft living area (Lavaca CAD). The property is located in the beautiful rolling hills between Hallettsville, Weimar and Schulenburg, approximately 3/4 mile off FM 532. The Master Bedroom and 2 Baths are on the main level, upstairs there are 2 Bedrooms and 1/2 Bath. The 2-Car Garage has been converted to a large Game Room/Work Shop or Artist Studio with plenty room for additional beds. The Kitchen and Living Area has an open concept with glass doors opening to a large covered Patio with Wood Deck. There is also a Porch off the Master Bedroom for your morning coffee and watching a sunrise and wildlife. The exterior of the house is Hardiplank trimmed with Stone, plus a Metal Roof, making this secluded Country Home a "DREAM COME TRUE". Several large Live Oak and native Pecan Trees are located southeast of the house in the Seasonal Creek area. The entire Boundary Fences are Net Wire making this property hog proof protecting the hay pastures. There is also a Metal Storage Building behind the house for your garden tools. This is a must see Country Property!!! The SUNSET & SUNRISE pictures were recently taken by the present owner. Come see Hackberry Farm located just south of Hackberry, Texas. Looks like the Bluebonnets are going to cover most of the fields this Spring. PRICE REDUCED !!!!!.

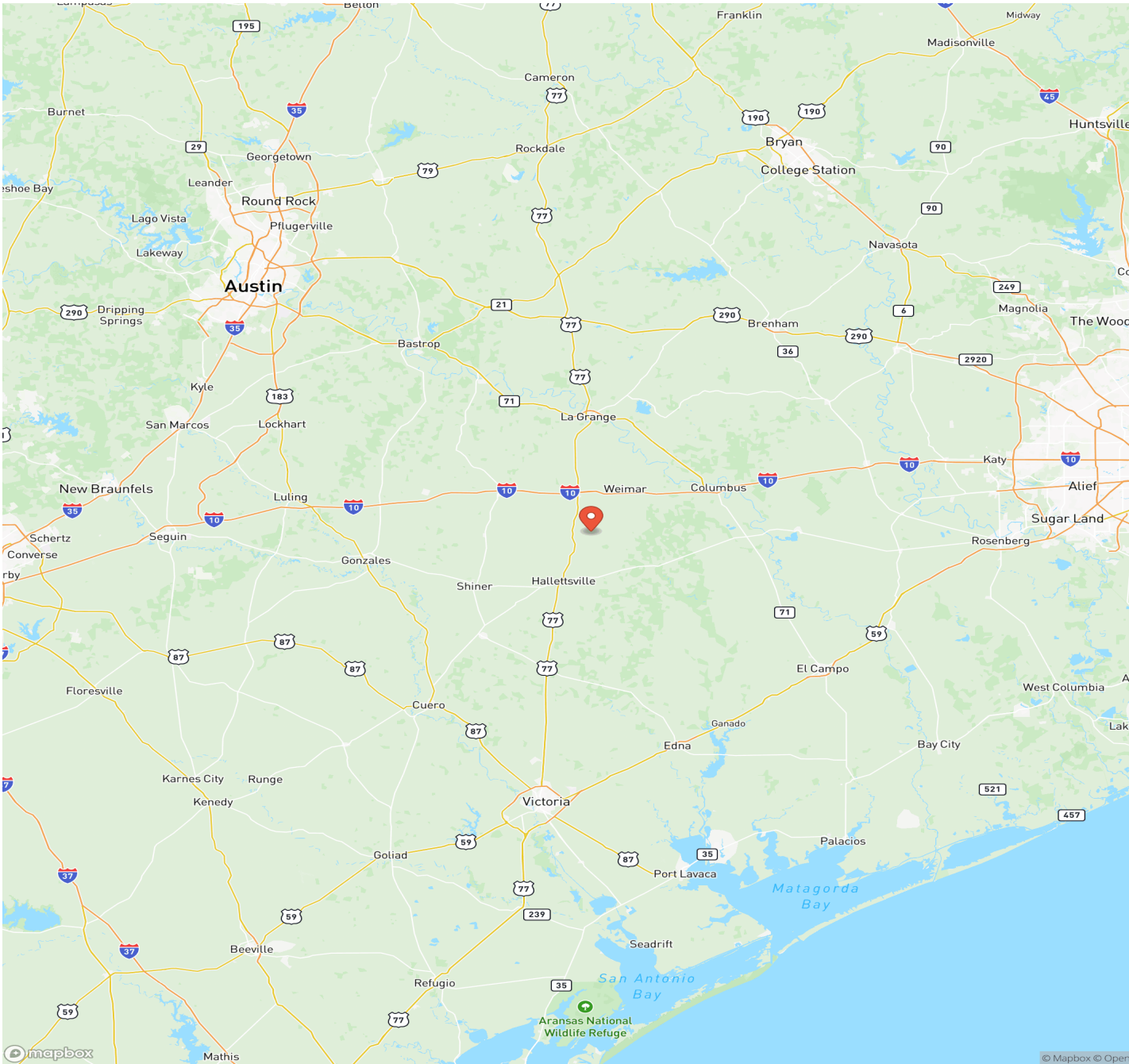
Most of the Furniture can convey with the sale.



Locator Map



Locator Map



MORE INFO ONLINE:

tricountyrealestate.com

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Satellite Map



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NOTES

MORE INFO ONLINE:

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This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and extend across the width of the page. There are no margins, text, or other markings on the paper.

DISCLAIMERS

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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.

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