

TBD FM 530 Hallettsville, TX 77964  
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**\$1,140,000**  
94± Acres  
Lavaca County





**TBD FM 530 Hallettsville, TX 77964**  
**Hallettsville, TX / Lavaca County**

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## **SUMMARY**

### **Address**

TBD FM 530

### **City, State Zip**

Hallettsville, TX 77964

### **County**

Lavaca County

### **Type**

Residential Property, Ranches, Hunting Land, Recreational Land

### **Latitude / Longitude**

29.4382517 / -96.9271993

### **Dwelling Square Feet**

1605

### **Bedrooms / Bathrooms**

3 / 2

### **Acreage**

94

### **Price**

\$1,140,000

### **Property Website**

<https://www.har.com//homedetail/0-fm-530-hallettsville-tx-77964/13802100?lid=7443310>



**PROPERTY DESCRIPTION**

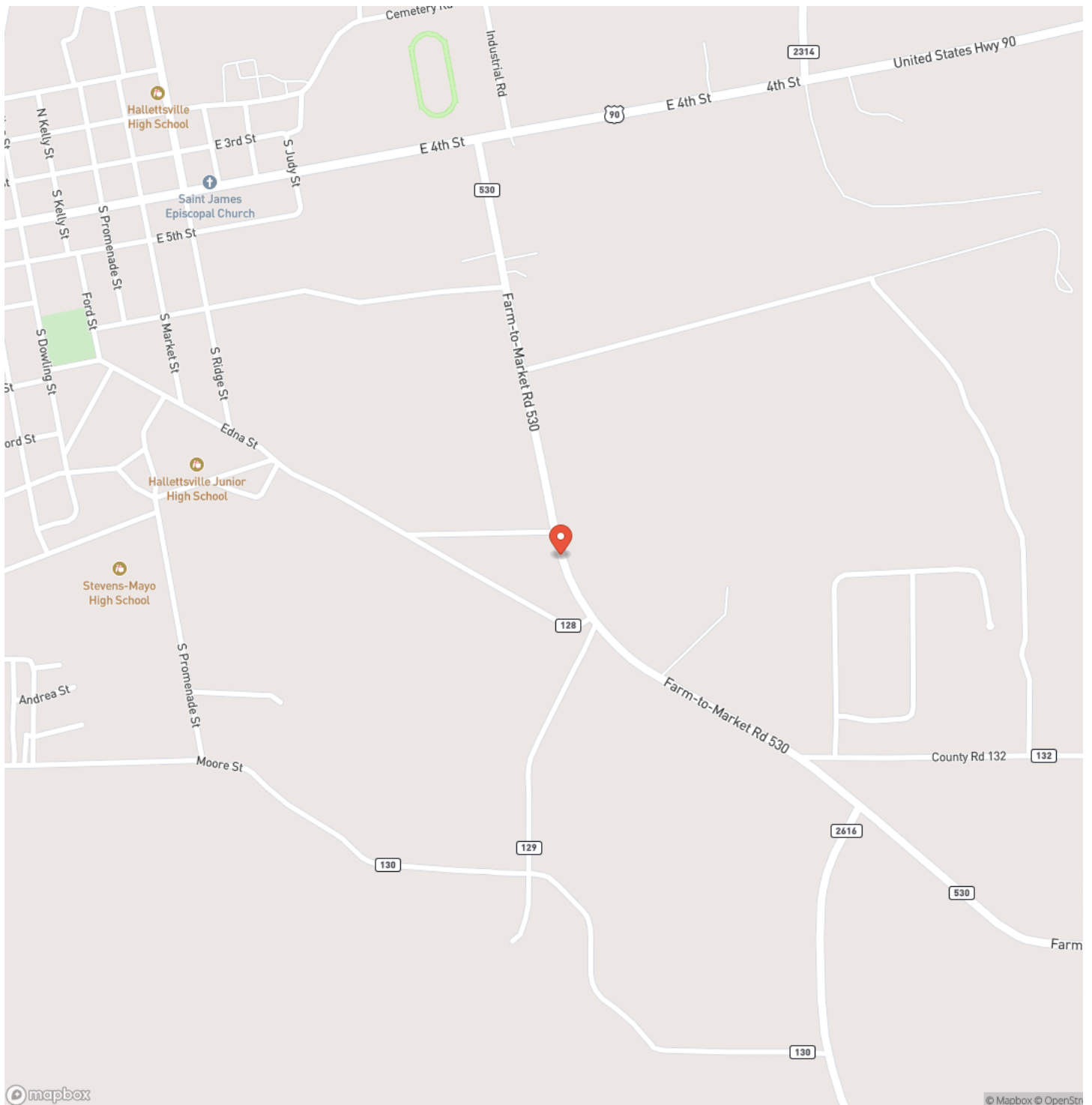
Under 100 acres with a move-in-ready home. Located on FM 530 in Hallettsville find the dream combination of open grazing areas as well as wooded areas totaling 94.68 acres. This long tract is great for hunters, full-time living, or just a weekend getaway. The property has mature oaks, post oaks, and pecan trees as well as two ponds. The 1,605 square foot, 3 bedroom, 2 bath home has enough room for everyone. Containing a large gathering room, fully equipped kitchen, and dining room with beautiful windows and views, the home is truly a retreat. In addition to the scenic views from the inside, the home has a covered porch at the front and back of the home. There is room to park 2 cars under the covered carport along with your ATV/Ranger. Included on the property is a Morgan building just outside the house that has been finished out with bunk beds, window A/C and a sink for additional sleeping space.

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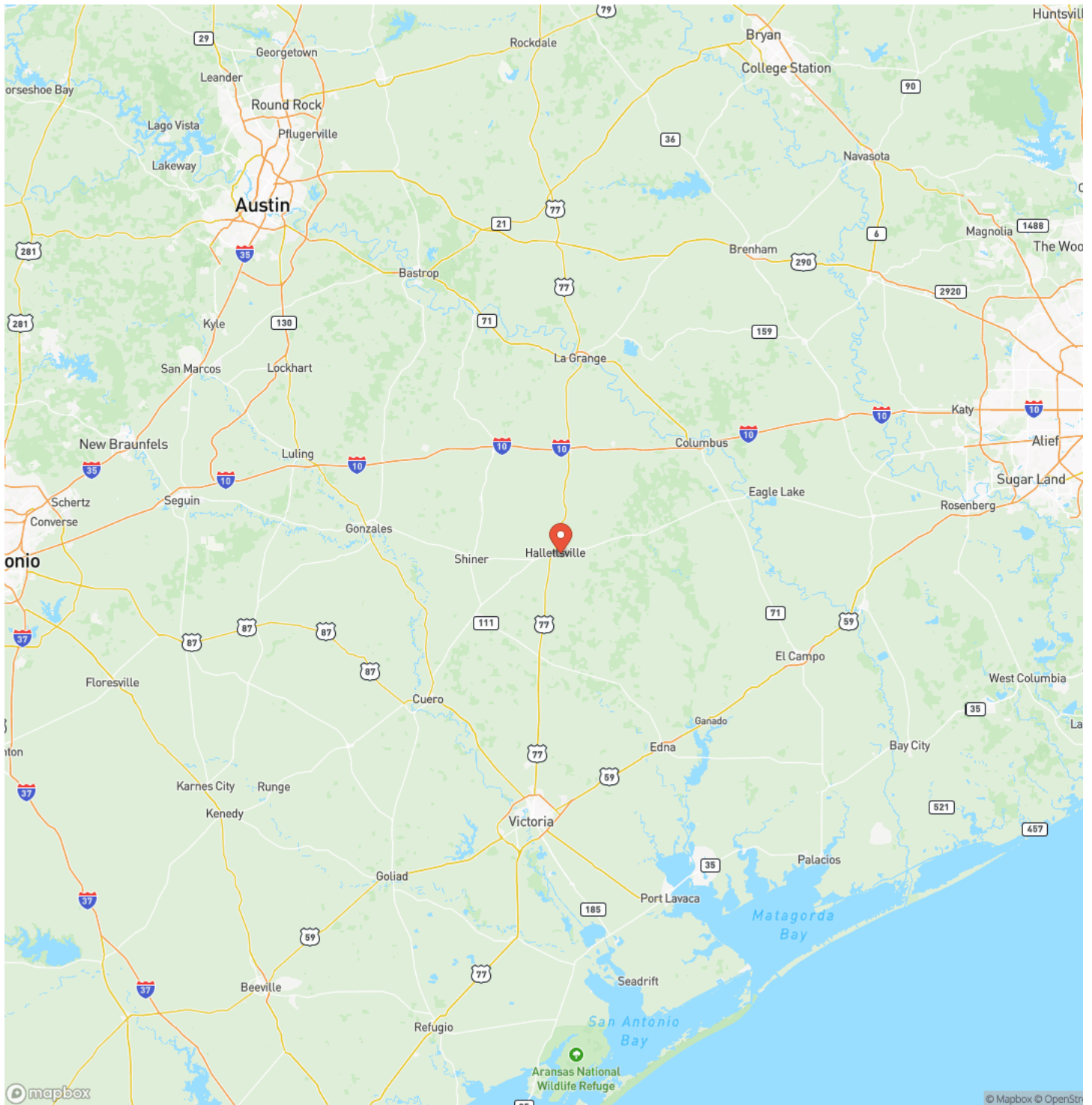




## Locator Map

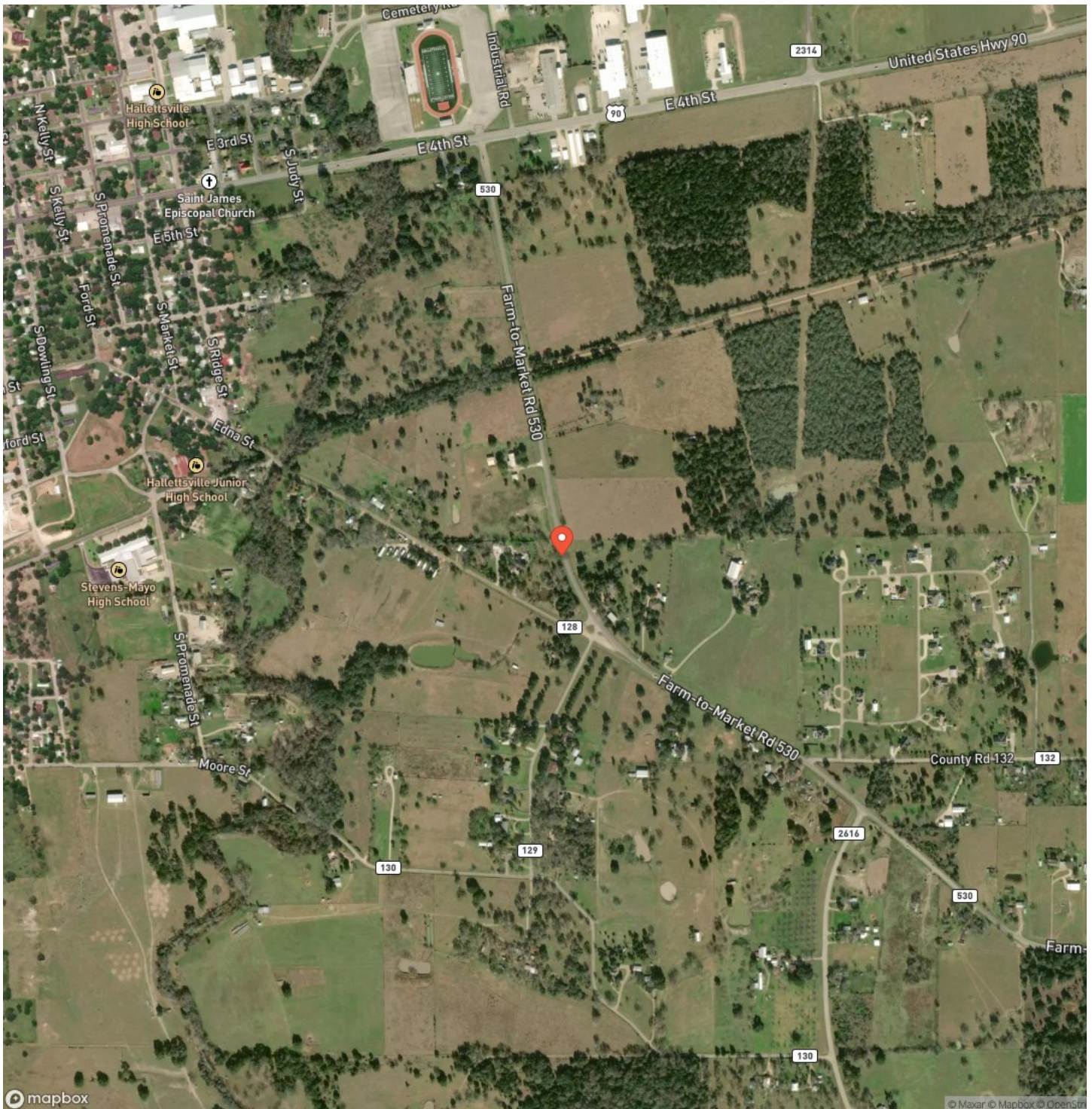


## Locator Map





## Satellite Map



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## LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Michael Meyer

## Mobile

(512) 658-0669

## Email

michael@bubelarealestate.com

**Address**

1628 N. Texana,

## City / State / Zip

Hallettsville, TX 77964

## NOTES



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

## **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.



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