

828 FM 895
828 FM 895
Cooper, TX 75432

\$357,995
9.400± Acres
Delta County



MORE INFO ONLINE:

1

<https://www.glasslandandhome.com/>

828 FM 895
Cooper, TX / Delta County

SUMMARY

Address

828 FM 895

City, State Zip

Cooper, TX 75432

County

Delta County

Type

Residential Property

Latitude / Longitude

33.373443 / -95.688292

Dwelling Square Feet

1750

Acreage

9.400

Price

\$357,995



MORE INFO ONLINE:

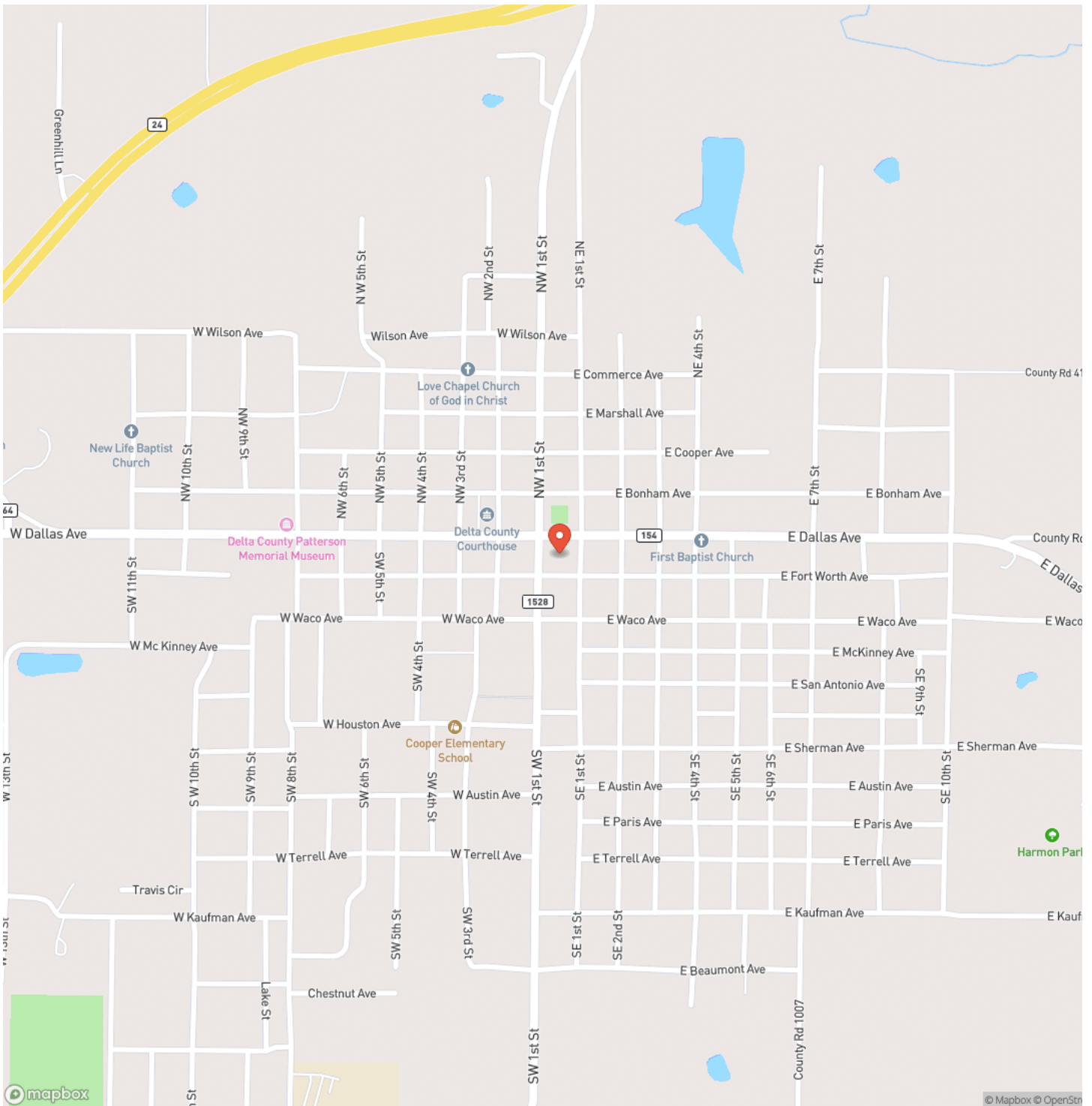
PROPERTY DESCRIPTION

This country property has 2 homes on over 9 acres of lush Delta county! Nice pasture land for livestock with all-weather, Farm-to-Market Road access! The main house is a well-maintained 3/2, with a covered patio and underground storm shelter. The yard has been completely fenced for small pets and cross-fenced for livestock. It has an aerobic septic system, which has been regularly maintained, a propane tank which services the water heater, as well as heat. New upgrades include roof and HVAC. The secondary home is a charming 2/1 with a bonus room! It also has a fenced yard, separate septic and electric! Come enjoy country living!



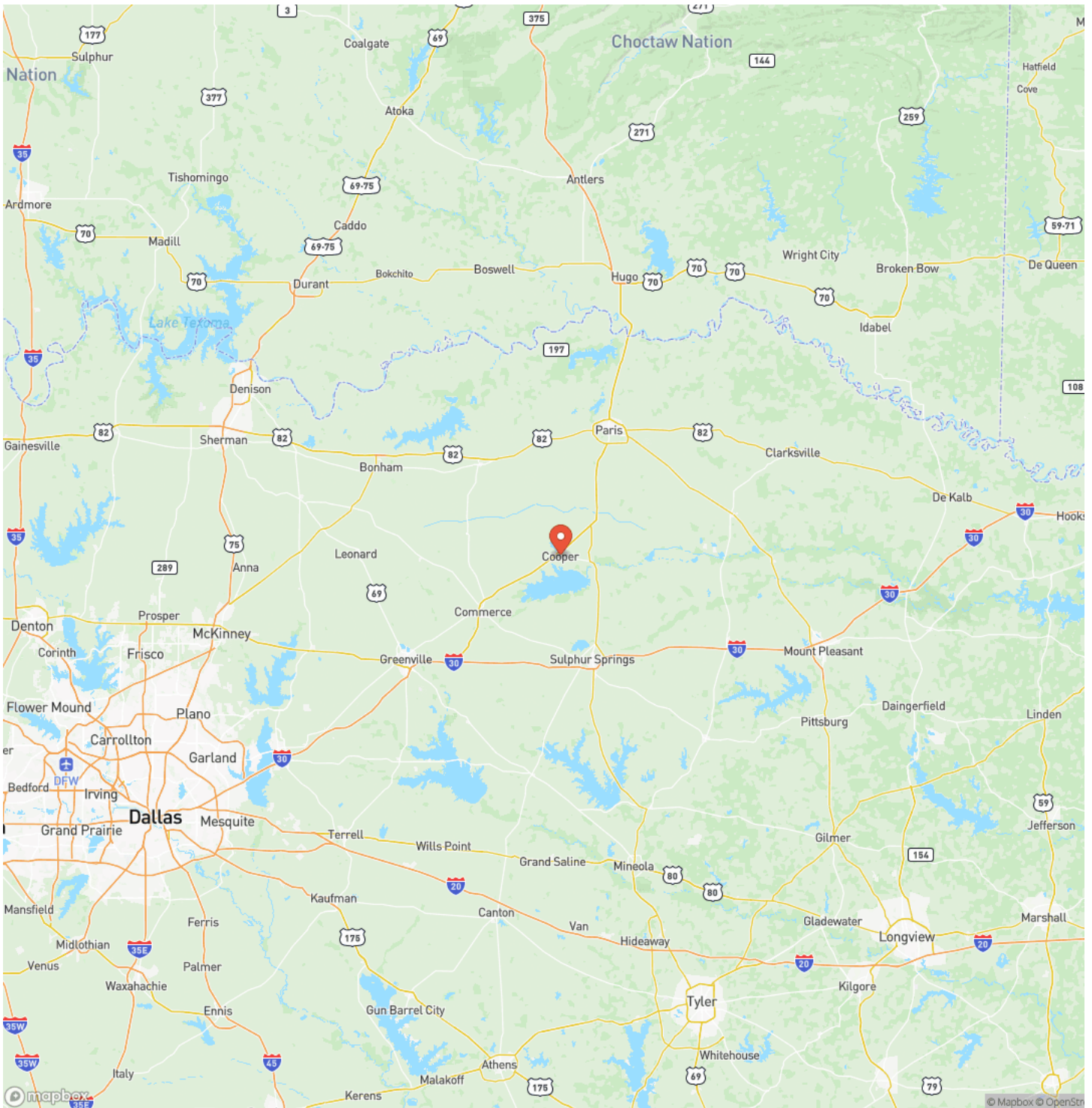
MORE INFO ONLINE:

Locator Map



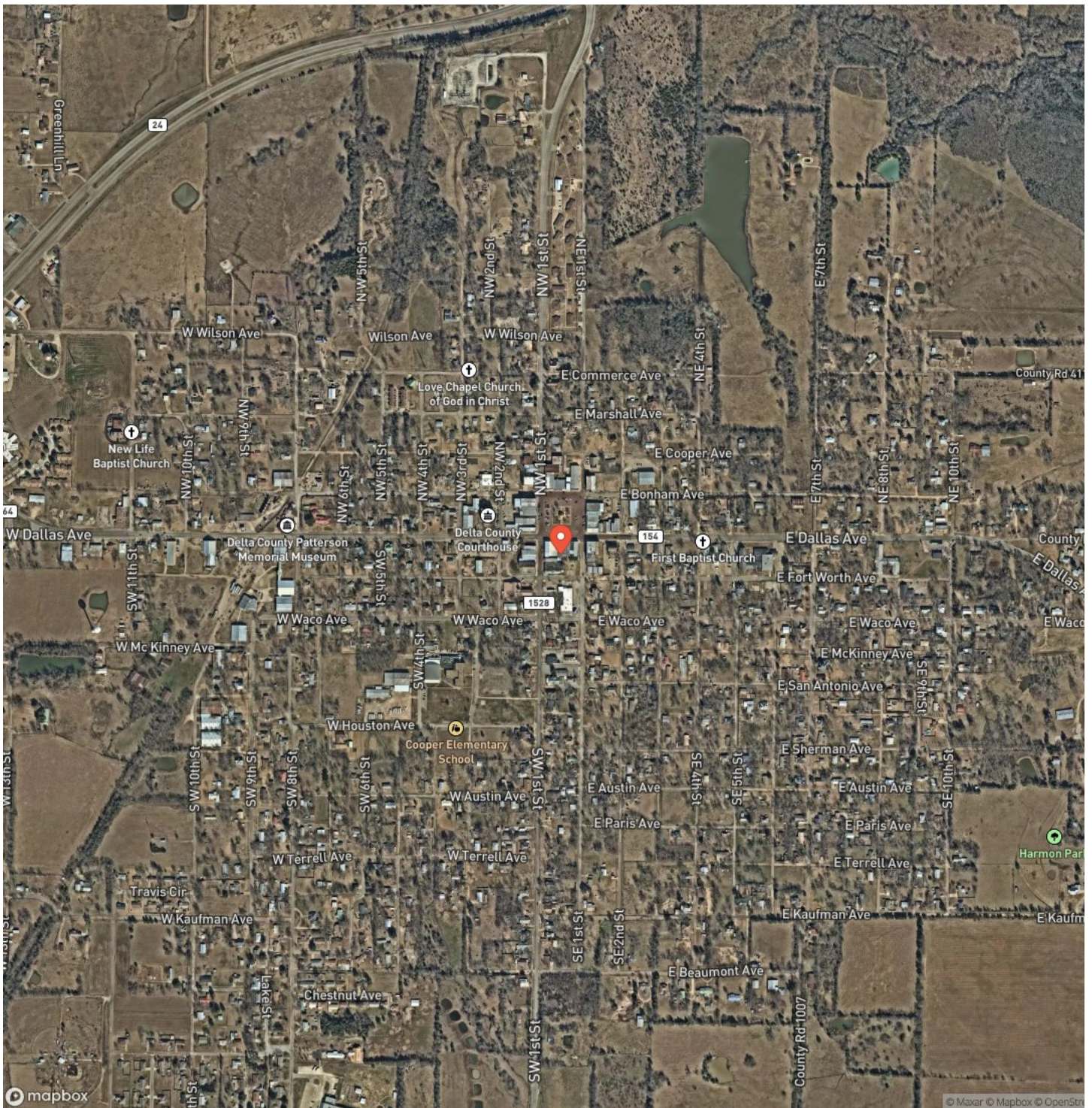
MORE INFO ONLINE:

Locator Map



MORE INFO ONLINE:

Satellite Map



MORE INFO ONLINE:

LISTING REPRESENTATIVE
For more information contact:



Representative
Bryan Glass

Mobile
(903) 785-8457

Office
(903) 785-8457

Email
bryan@glasslandandhome.com

Address
2407 Lamar Ave. Ste. A

City / State / Zip
Paris, TX 75460

NOTES

MORE INFO ONLINE:

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.

Glass Land & Home
2407 Lamar Ave. Ste. A
Paris, TX 75460
(903) 785-8457
<https://www.glasslandandhome.com/>
