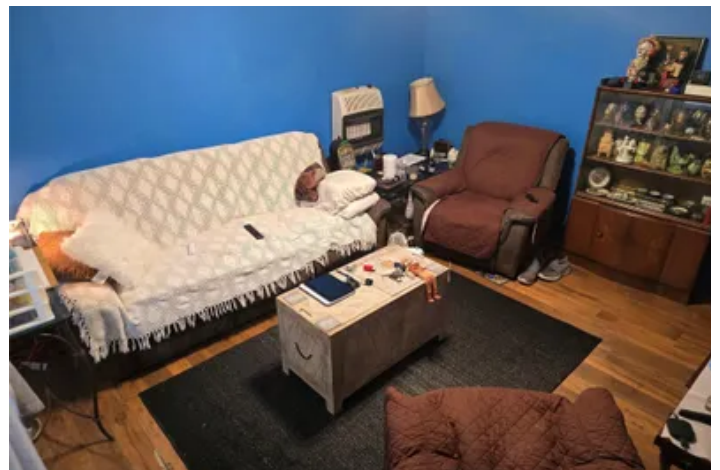


231 County Road 34715 Paris, TX 75460
231 County Road 34715
Paris, TX 75460

\$112,000
0.400± Acres
Lamar County



231 County Road 34715 Paris, TX 75460
Paris, TX / Lamar County

SUMMARY

Address

231 County Road 34715

City, State Zip

Paris, TX 75460

County

Lamar County

Type

Residential Property

Latitude / Longitude

33.79952 / -95.630444

Dwelling Square Feet

936

Bedrooms / Bathrooms

3 / 1

Acreage

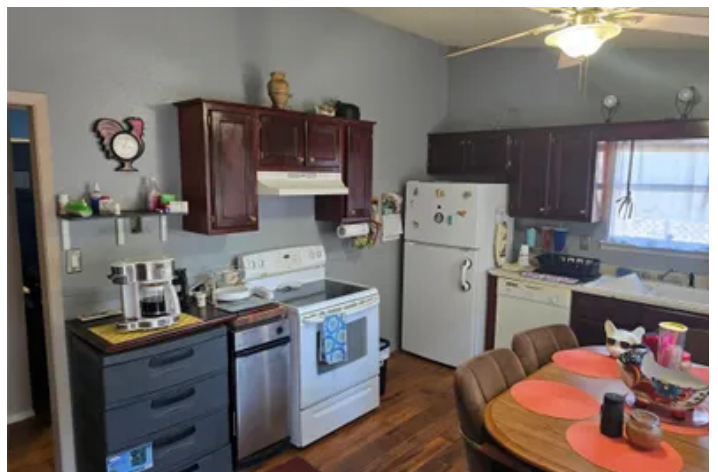
0.400

Price

\$112,000

Property Website

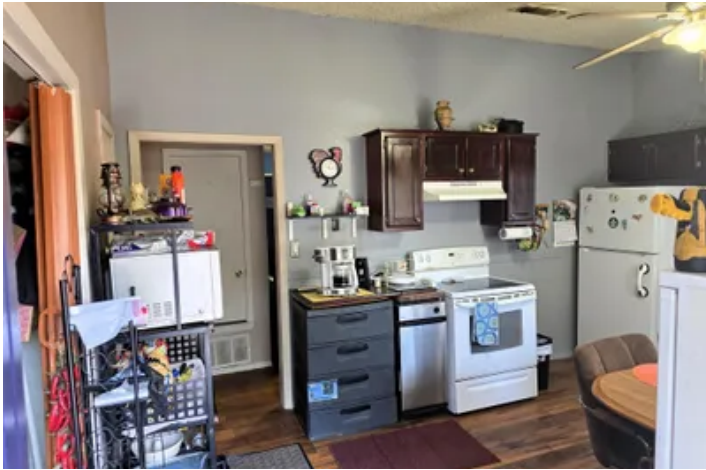
<https://www.glasslandandhome.com/property/231-county-road-34715-paris-tx-75460-lamar-texas/66085/>



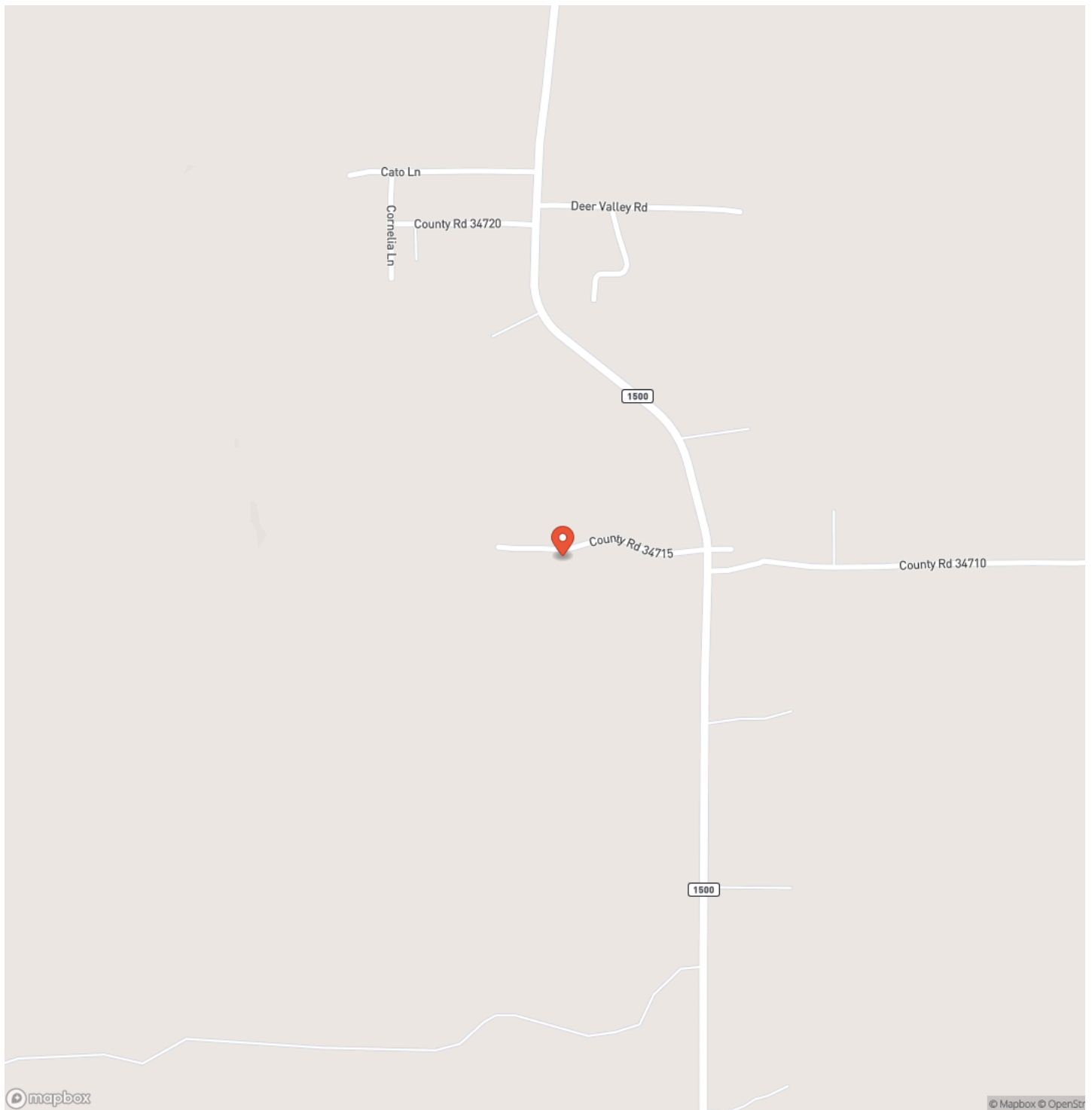
PROPERTY DESCRIPTION

Charming 3 Bedroom Retreat Near the Lake. Discover your dream home nestled in a tranquil neighborhood just a short way from the lake! This recently updated 3-bedroom traditional gem effortlessly blends cozy living with modern comforts, making it the perfect sanctuary for families, outdoor enthusiasts. As you step inside, you'll be greeted by new paint and stylish flooring that creates a warm, inviting atmosphere throughout. The spacious living area is perfect for relaxation. Imagine preparing meals in the kitchen while enjoying views of the stunning backyard, where beautiful mature oak trees provide a picturesque backdrop for your morning coffee. The backyard is perfect for weekend barbecues, gardening, or simply unwinding under the shade of the oak trees. Plus, the handy storage shed, and carport add convenience for all your outdoor gear and vehicles. With the lake just minutes away, indulge in a lifestyle filled with boating, fishing, and sunset strolls along the shore.

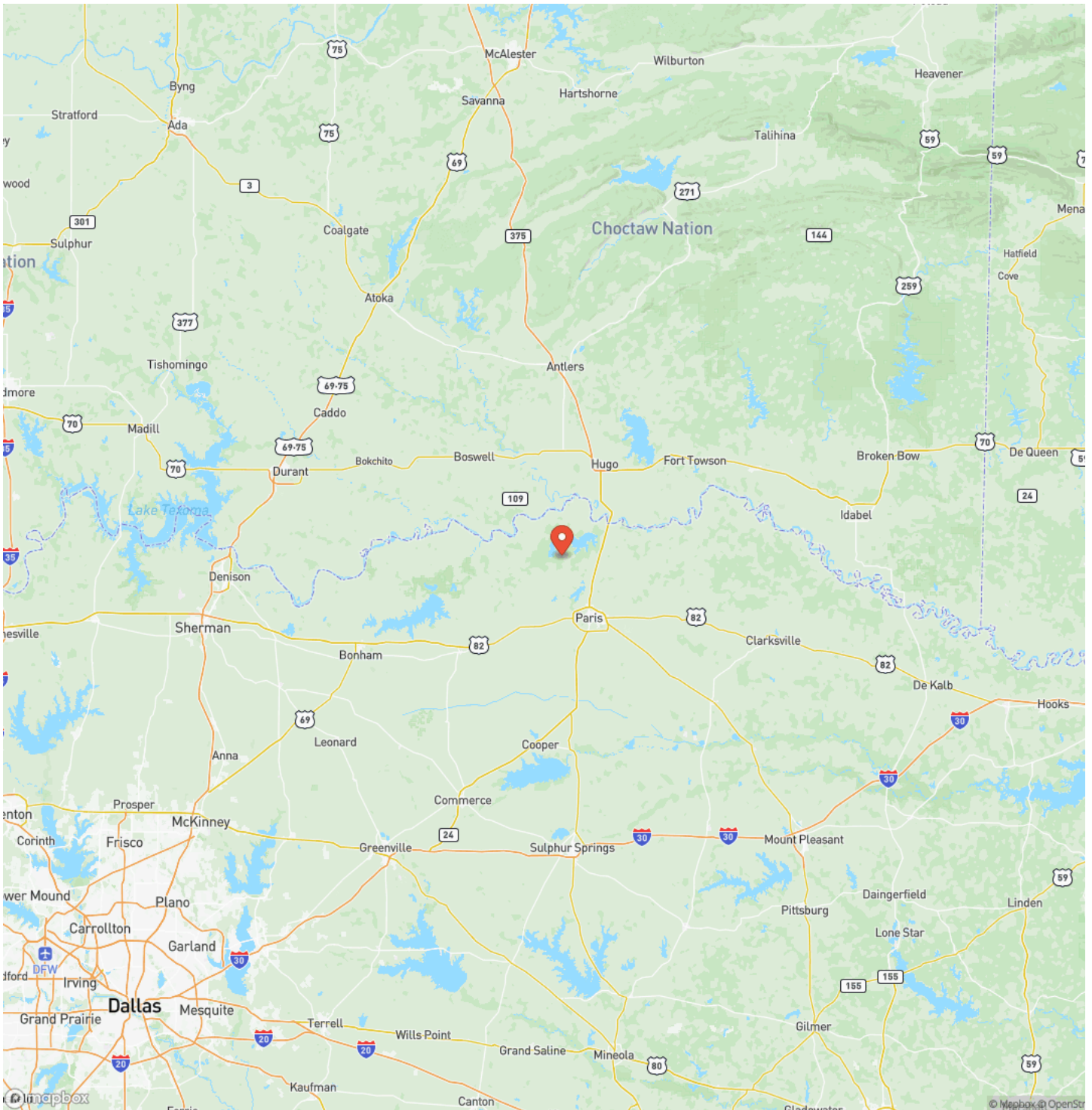
231 County Road 34715 Paris, TX 75460
Paris, TX / Lamar County



Locator Map

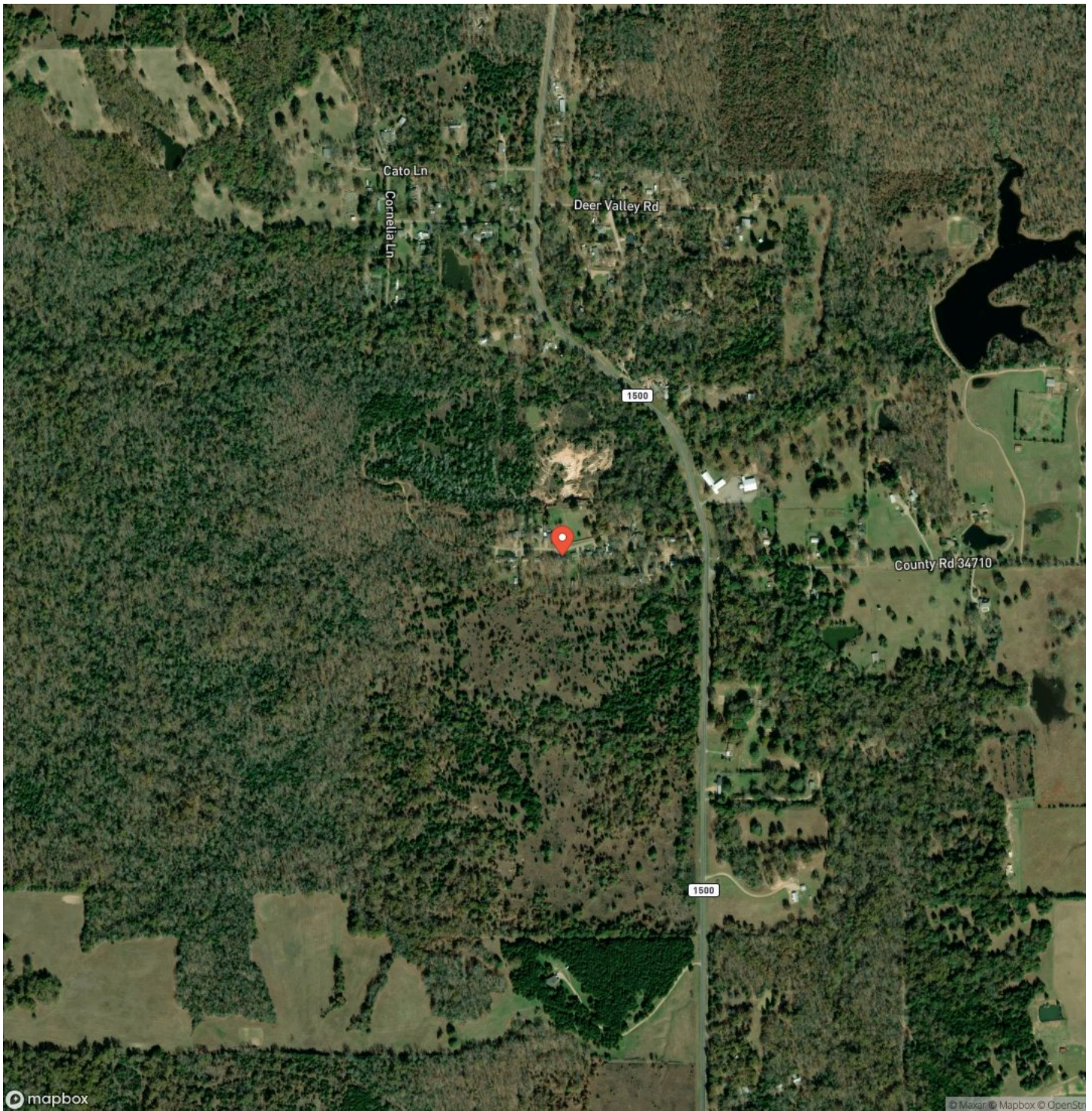


Locator Map



231 County Road 34715 Paris, TX 75460
Paris, TX / Lamar County

Satellite Map



231 County Road 34715 Paris, TX 75460
Paris, TX / Lamar County

LISTING REPRESENTATIVE

For more information contact:



Representative

Sara Unruh

Mobile

(903) 272-2010

Office

(903) 272-2010

Email

paristxrealtor@gmail.com

Address

2407 Lamar Ave

City / State / Zip

NOTES

[illegible]

This image shows a full page of blank, lined paper. It features approximately 20 evenly spaced horizontal grey lines across its entire width, providing a template for writing or drawing. The margins are consistent on all sides.

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/>
