

301 Sable Pass
301 Sable Pass
Lampasas, TX 76550

\$795,000
7± Acres
Burnet County



301 Sable Pass
Lampasas, TX / Burnet County

SUMMARY

Address

301 Sable Pass

City, State Zip

Lampasas, TX 76550

County

Burnet County

Type

Recreational Land, Residential Property, Lot

Latitude / Longitude

30.934411 / -98.296791

HOA (Annually)

550

Dwelling Square Feet

2020

Bedrooms / Bathrooms

3 / 2

Acreage

7

Price

\$795,000

Property Website

<https://www.bartrealtyllc.com/property/301-sable-pass-burnet-texas/66827/>

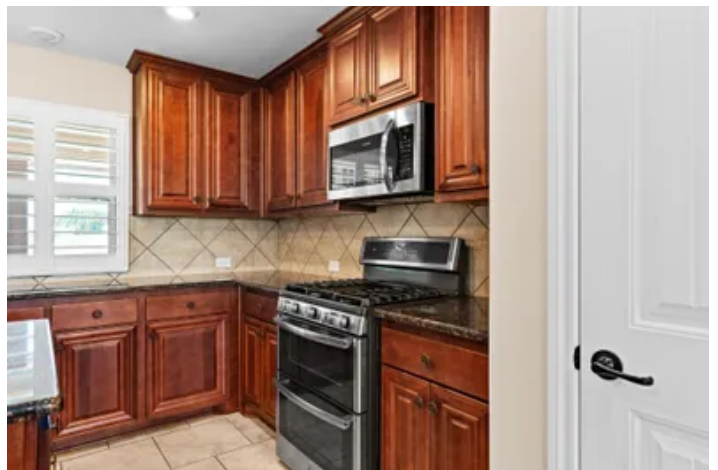


PROPERTY DESCRIPTION

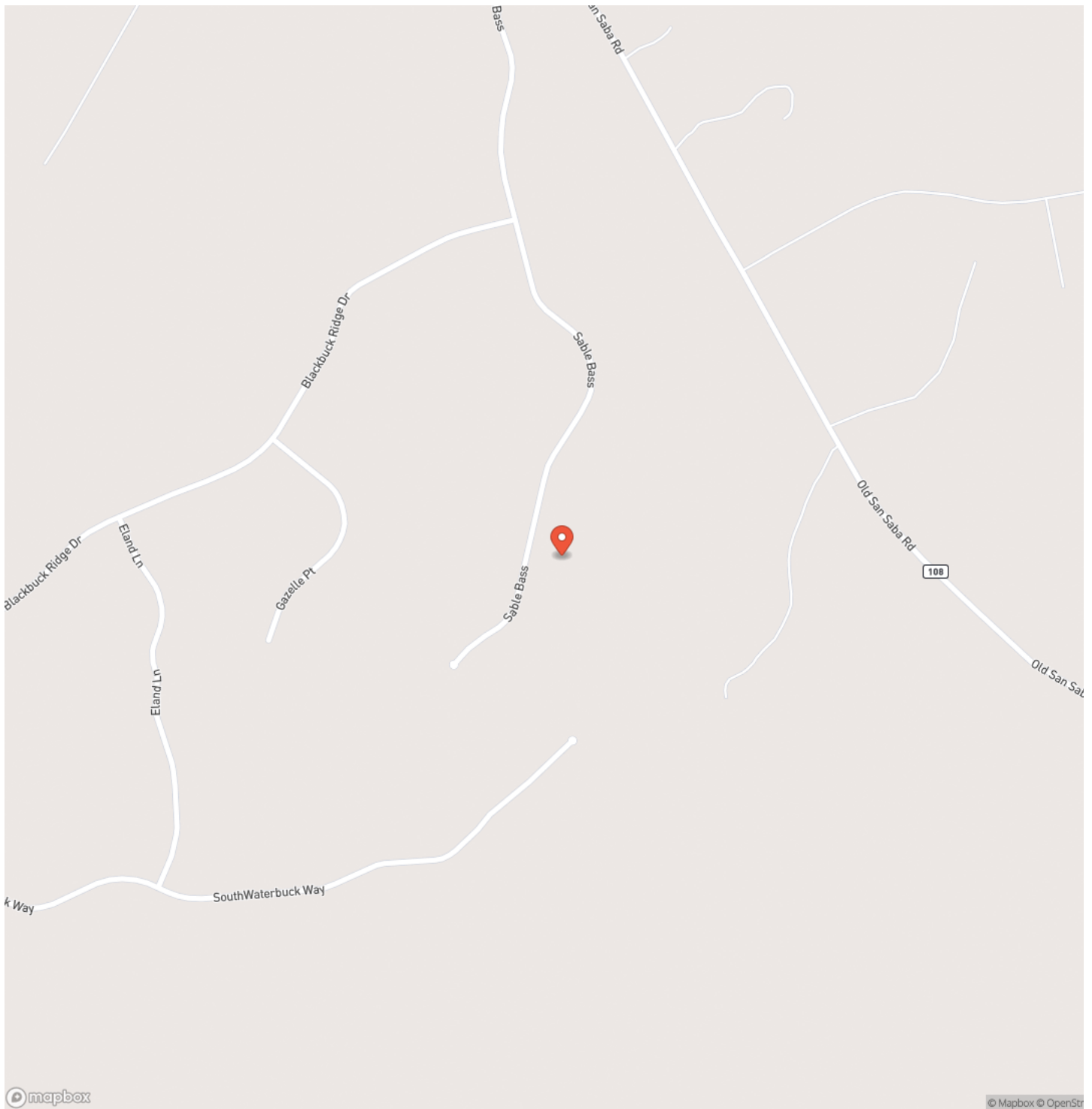
This 2020 sq. ft. 3-bedroom 2-bath home is a dream for anyone who loves to get away from the crowds and enjoy nature. With a spacious, move-in-ready interior and thoughtfully designed outdoor spaces, it offers comfort while enjoying the beautiful Texas Hill Country. $\frac{3}{4}$ acre of the 7 acre tract is surrounded by an 8 foot wildlife fence to protect the orchard and gardens from the many deer and antelope. These desirable 7 acres are mostly level with a gradual sloping grade and many mature trees. All of this while saving on property taxes with a wildlife exemption. Enjoy the spacious primary master suite with an enormous master closet and master bath with jetted tub and separate shower. The 1800 sq. ft. shop with an indoor greenhouse equipped with automated grow lights, fans, humidifier, and heater is a huge bonus. The shop also includes water treatment equipment, interior and exterior RV hookups, two large 12 x 14 ft roll up doors, and two walk doors. Two propane generators are available to supply emergency power for the well and the house. A perfect blend of modern convenience and outdoor charm setting in a beautiful, gated community. An idyllic retreat for anyone who appreciates nature. Additionally, for an even better move-in ready property there is a tractor and implements that are negotiable.



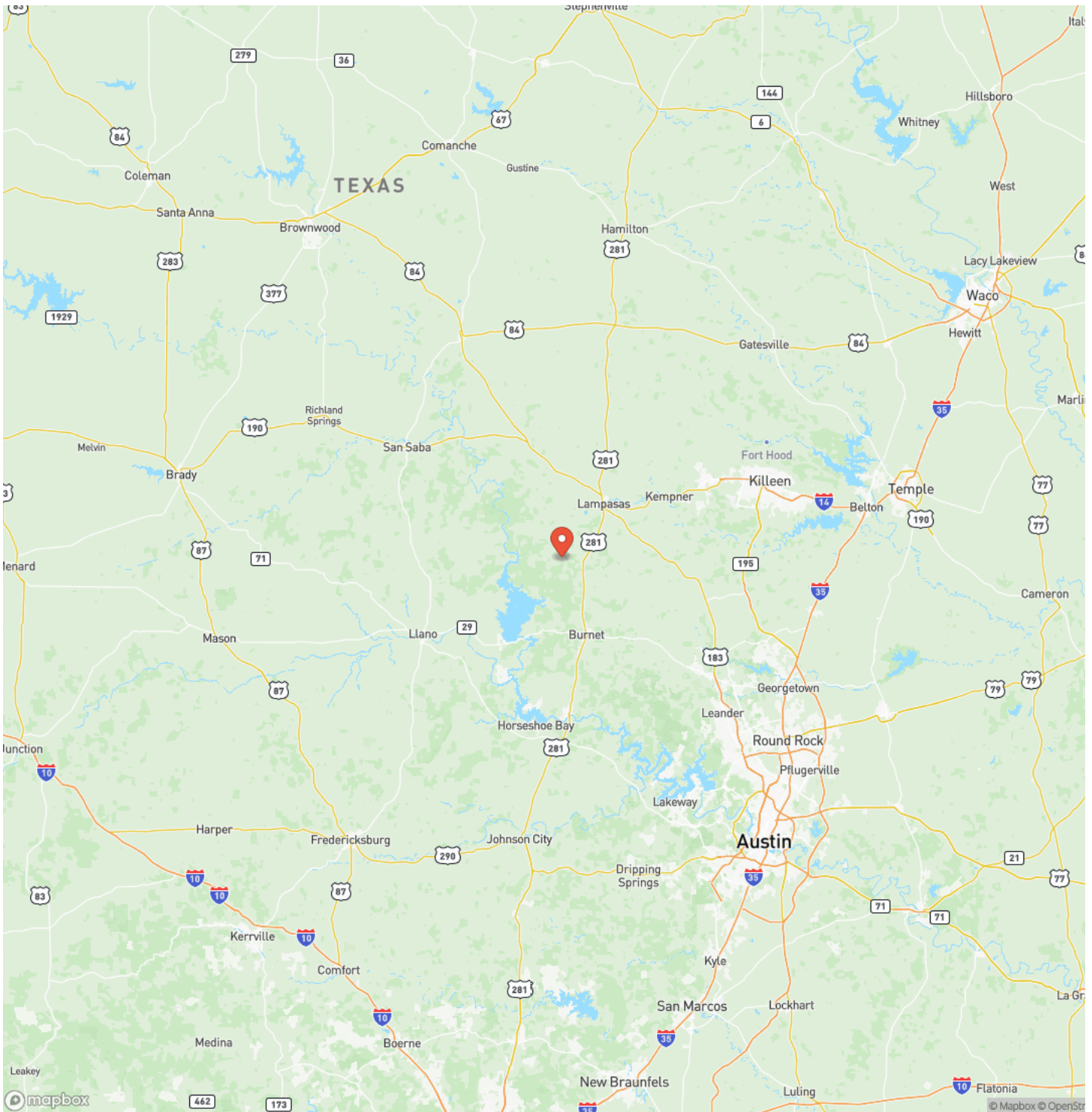
301 Sable Pass
Lampasas, TX / Burnet County



Locator Map



Locator Map



Satellite Map



301 Sable Pass
Lampasas, TX / Burnet County

LISTING REPRESENTATIVE

For more information contact:



Representative

Jere Gnader

Mobile

(713) 302-8394

Email

jgnader@bartrealtyllc.com

Address

319 Imapla Ln

City / State / Zip

NOTES



MORE INFO ONLINE:

www.bartrealtyllc.com

This image shows a single 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

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