

472 CR 4017
472 County Road 4017
Lampasas, TX 76550

\$249,900
2.380 +/- acres
Lampasas County



MOSSY OAK PROPERTIES
OF TEXAS

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MORE INFO ONLINE:

MoreofTexas.com

472 CR 4017
Lampasas, TX / Lampasas County

SUMMARY

Address

472 County Road 4017

City, State Zip

Lampasas, TX 76550

County

Lampasas County

Type

Residential Property

Latitude / Longitude

31.0390 / -98.1751

Acreage

2.380

Price

\$249,900

Property Website

<https://moreoftexas.com/detail/472-cr-4017-lampasas-texas/9329/>



MOSSY OAK PROPERTIES
OF TEXAS

PROPERTY DESCRIPTION

New Listing located in desired Woodland Acres in Lampasas. This property is a 2,639 square foot home on 2.38 acres located outside the city limits of Lampasas, but less than 5 minutes from HEB. The home is a one owner property and was custom built in 1983. The interior features 3 large bedrooms, 2 full baths, formal dining area, breakfast area, two living rooms with one of the living rooms having a wood burning stove, and both CH/A units were replaced in 2020. The large kitchen offers custom cabinets with slide out shelves to help the organizing and storing of canned goods and dishes. The utility room offers a sink and a hide away ironing board. Walk out the back door and sit on the patio to enjoy peace and quiet. A concrete walkway leads to 24x24 covered patio with a 1/2 bath and storage room for your family gatherings. A 13x16 brick storage building is the perfect place to store your yard equipment and tools. The lot is 2.38 and there is plenty of space to add a large in ground swimming pool and/or metal shop.

Call today for your private showing!!!

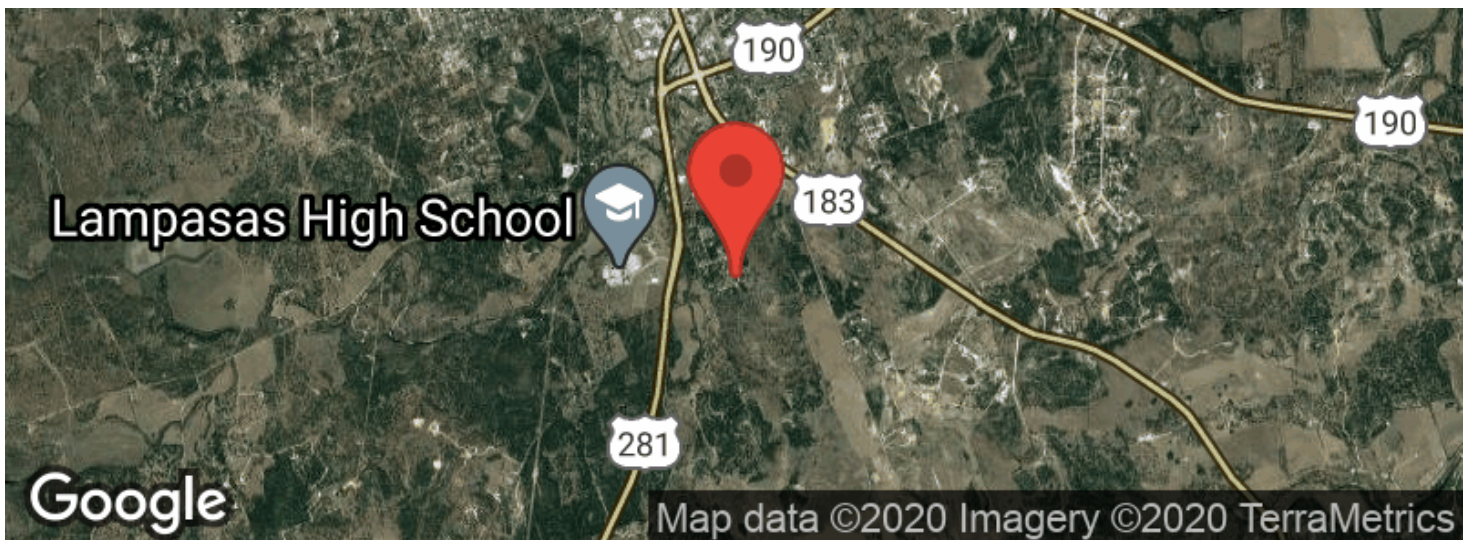
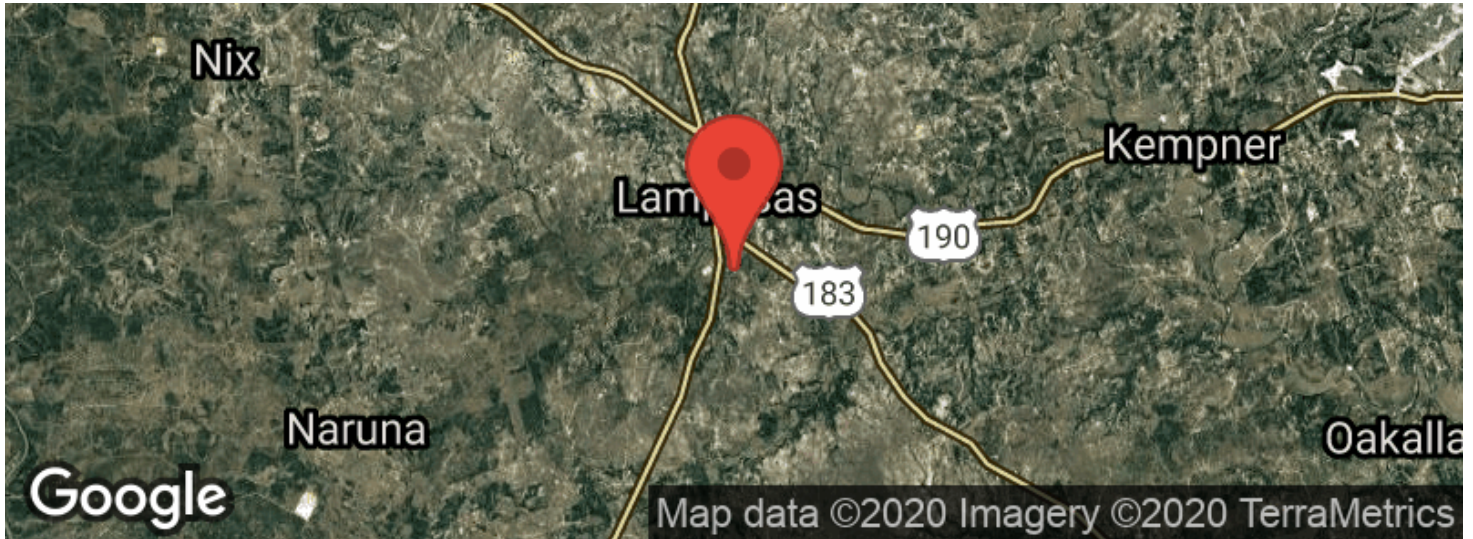




Locator Maps



Aerial Maps



LISTING REPRESENTATIVE

For more information contact:



Representative

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Address

1507 S Key Avenue #2

City / State / Zip

Lampasas, TX, 76550

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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