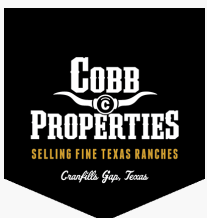


2 Acres with Brick Home & Shop
401 CR 3635 CLIFTON 76634
Clifton, TX 76634

\$325,000
2 +/- acres
Bosque County



2 Acres with Brick Home & Shop Clifton, TX / Bosque County

SUMMARY

Address

401 CR 3635 CLIFTON 76634

City, State Zip

Clifton, TX 76634

County

Bosque County

Type

Recreational Land, Residential Property

Latitude / Longitude

31.8077115 / -97.3146003

Taxes (Annually)

2750

Dwelling Square Feet

1752

Bedrooms / Bathrooms

3 / 2

Acreage

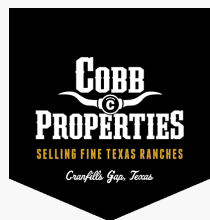
2

Price

\$325,000

Property Website

<https://cobbranchproperties.com/property/2-acres-with-brick-home-&-shop-bosque-texas/23186>



2 Acres with Brick Home & Shop Clifton, TX / Bosque County

PROPERTY DESCRIPTION

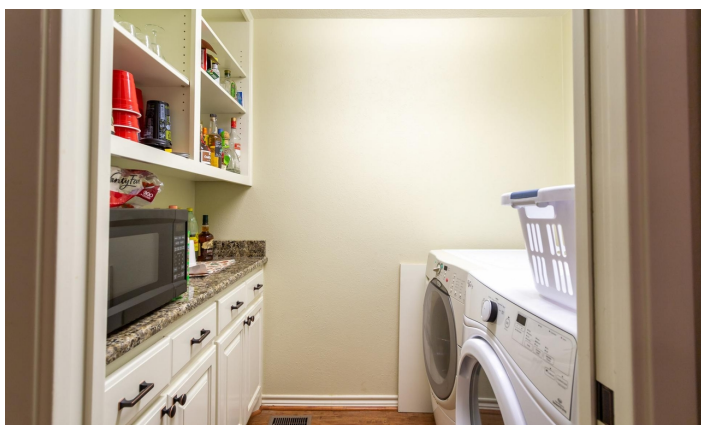
401 CR 3635 Clifton, Texas 76634

2 Acres located near Clifton, & Whitney, Texas. This cute little country property is located off CR 3635 and surrounded by large ranches as well as the Bosque River. The brick home is 3 bedroom, 2 bathroom that was update in 2014. The house offers a large living room with vaulted ceilings, wood burning fireplace and open kitchen & dining concept. The galley style kitchen is ready for a chef, offering a commercial range and gas cooktop. Just off the kitchen is a laundry room/butlers pantry. All of the bedrooms are on the east side of the house down a hallway off the living room. The two guest bedrooms are joined by a hall and closet area with connecting bathroom. The master bedroom is spacious with a large master bathroom with shower and tons of storage space. The home features a separate mudroom that leads to the large backyard. The house has 350 sq.ft. of porches, a storage building that is 330 + sq. ft., plus a metal shop + garage that is 720 sq. ft. with large overhang. The property has a spacious front and backyard. There are large oak trees surrounding the property and a seasonal creek in the backyard.

Prospects may be required to provide proof of funds or a letter of qualification prior to scheduling a showing. Exclusively Listed by Stefanie Cobb (972) 989-5220 and Tai Cobb-Klam (254) 253-0157. Cobb Properties strives to represent all properties accurately. All information contained herein has been obtained from sources deemed reliable. However, no warranty or guarantee is made as to the accuracy of the information. *Buyer(s) agent/broker must be identified on first contact, and must accompany buying prospect on first showing to be allowed the possibility of fee participation. If this condition is not met, fee participation will be at sole discretion of this firm.



2 Acres with Brick Home & Shop
Clifton, TX / Bosque County



Locator Maps



Aerial Maps



2 Acres with Brick Home & Shop
Clifton, TX / Bosque County

LISTING REPRESENTATIVE

For more information contact:



Representative

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City / State / Zip

Cranfills Gap, TX 76637

NOTES



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DISCLAIMERS

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