

121 Mechelle St, Smithville, Texas 78957  
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Smithville, TX 78957

**\$505,000**  
19.410± Acres  
Bastrop County





**121 Mechelle St, Smithville, Texas 78957**  
**Smithville, TX / Bastrop County**

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## **SUMMARY**

### **Address**

121 Mechelle St

### **City, State Zip**

Smithville, TX 78957

### **County**

Bastrop County

### **Type**

Farms, Ranches, Lot, Recreational Land

### **Latitude / Longitude**

30.038015 / -97.187275

### **Acreage**

19.410

### **Price**

\$505,000

### **Property Website**

<https://www.mockranches.com/property/121-mechelle-st-smithville-texas-78957-bastrop-texas/95623/>



**PROPERTY DESCRIPTION**

Nearly 20 acres located between Bastrop and Smithville in the prestigious Doty River Estates, featuring approximately 1,900 feet of park-like Colorado River frontage. Towering cottonwood trees line the river, complemented by manicured coastal grasses that create a serene and picturesque setting. Spend your days launching a boat, fly fishing along the riverbank, hosting riverside barbecues on the sandbar, or riding horses through the water. This exceptional recreational retreat offers the perfect setting for creating unforgettable moments with family and friends.

The property is AG exempt with remarkably low annual taxes of approximately \$45. Deed restrictions are in place to preserve the quality and character of the estate community.

Showing Instructions:

This property is marketed and shown exclusively by The Mock Ranches Group, a team with Keller Williams Realty. Please contact [512-275-6625](tel:512-275-6625) for showing information. All appointments must be made with the listing broker and be accompanied.

Notice to Buyers Agents:

Buyer agents must make first contact and be present for all showings.

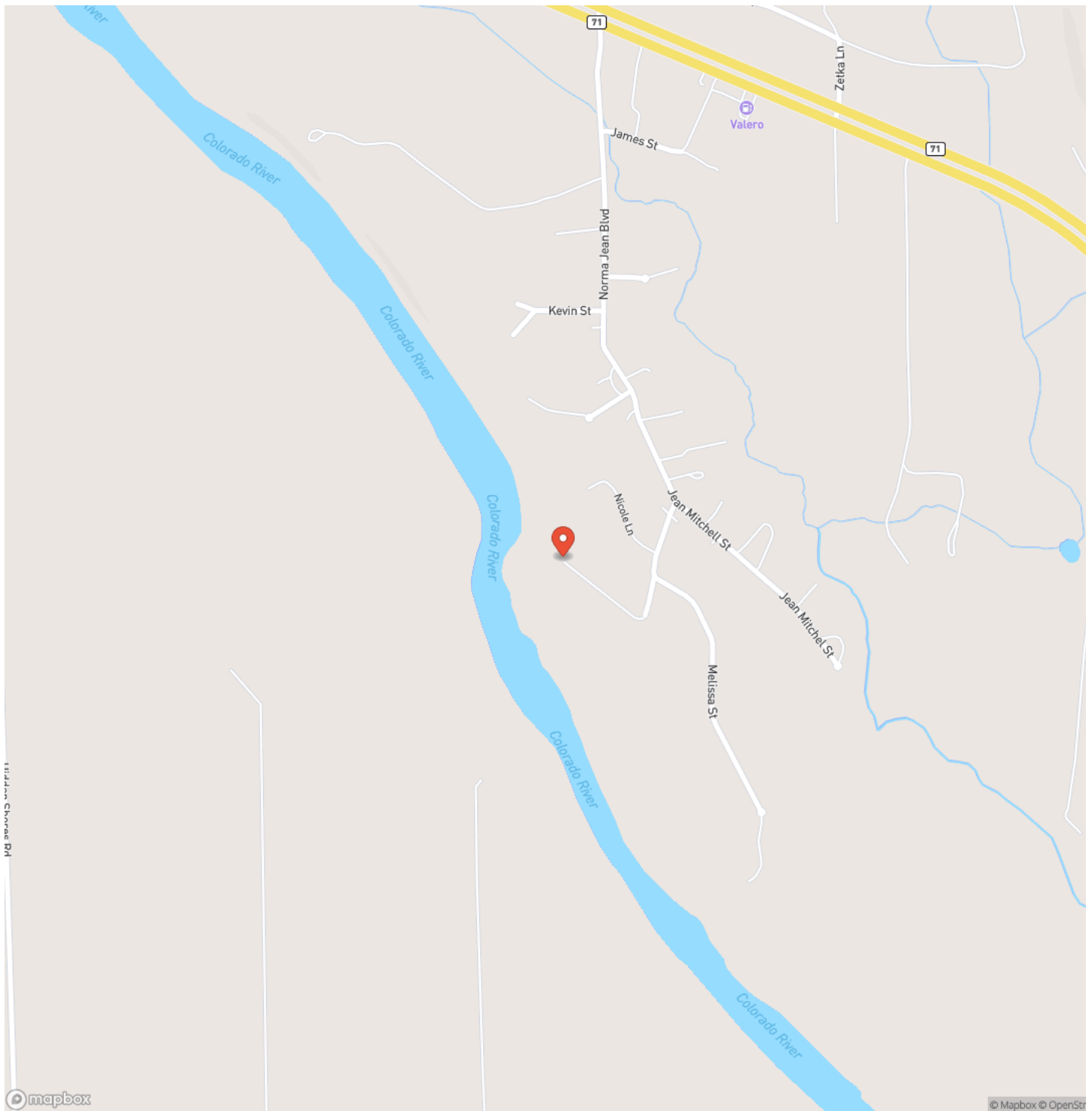


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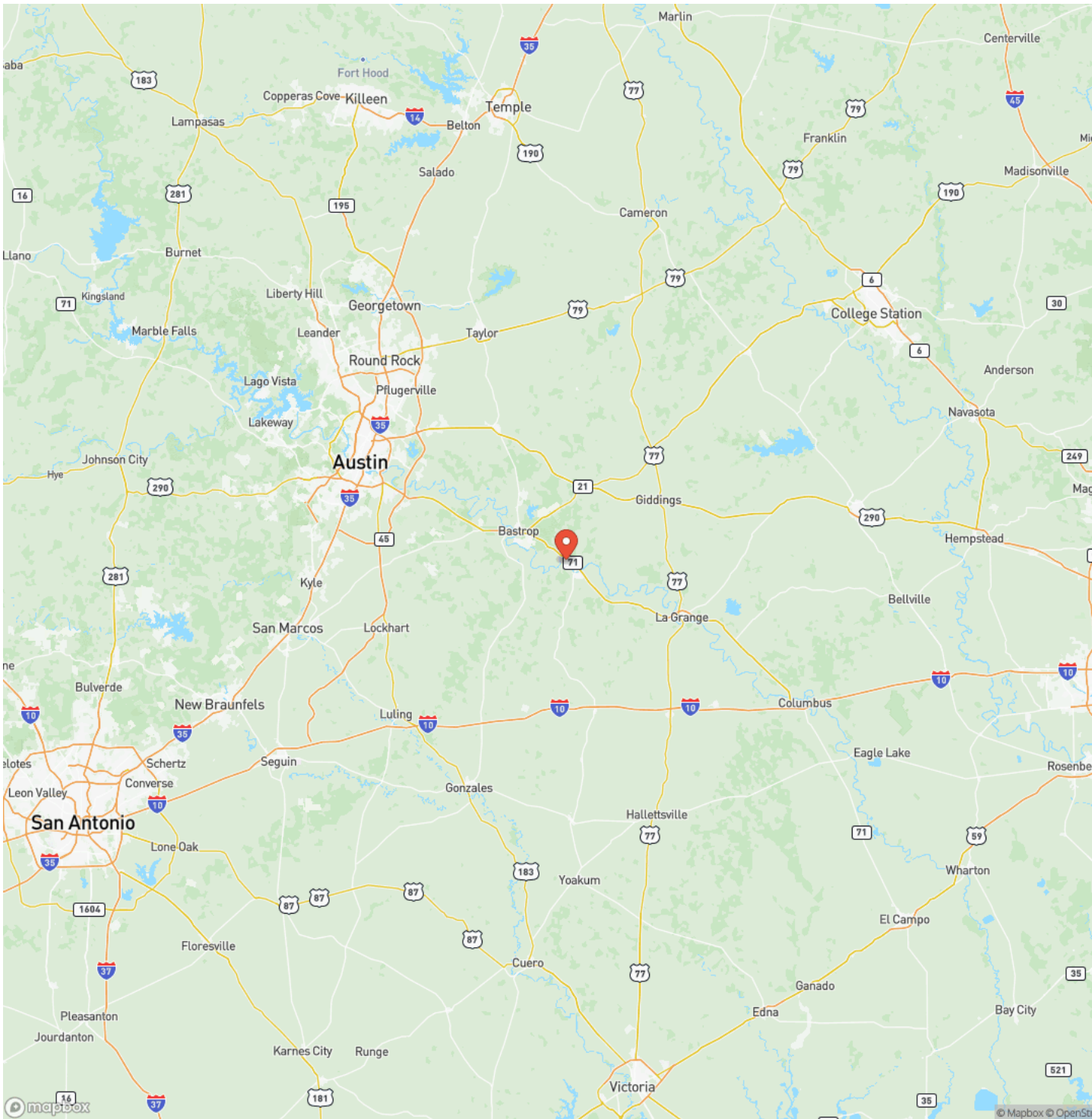
## Locator Map





## Smithville, TX / Bastrop County

## Locator Map



**MORE INFO ONLINE:**

**Mockranches.com**

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## Satellite Map



**MORE INFO ONLINE:**

**[Mockranches.com](http://Mockranches.com)**

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### LISTING REPRESENTATIVE

**For more information contact:**



### Representative

Matt Gruetzner

## Mobile

(512) 581-2042

## Email

Matt.g@mockranches.com

### Address

714 Chestnut St.

## City / State / Zip

## NOTES

[illegible]



[illegible]

## **DISCLAIMERS**

The information contained herein has been gathered from sources deemed reliable; however, the Mock Ranches Group, Keller Williams Realty and its associates, members, agents and employees cannot guarantee the accuracy of such information. No representation is made as to the possible investment value or type of use. Prospective buyers are urged to verify all information to their satisfaction and consult with their tax and legal advisors before making a final determination.

Real Estate buyers are hereby notified that properties in the States of Texas are subject to many forces and impacts, natural and unnatural; including, but not limited to weather related events, environmental issues, disease (e.g. Oak Wilt, Chronic Wasting Disease, or Anthrax), invasive species, illegal trespassing, previous owner actions, actions by neighbors and government actions. Prospective buyers should investigate any concerns to their satisfaction.



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**Mock Ranches Group at Keller Williams Realty**  
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Mockranches.com

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