

**Beautiful 3BR/2BA home in the highly
desired Woden ISD**
121 CR 417
Woden, TX 75978

\$159,900
0.950± Acres
Nacogdoches County



**MOSSY OAK PROPERTIES
OF TEXAS**

MORE INFO ONLINE:

MoreofTexas.com

Beautiful 3BR/2BA home in the highly desired Woden ISD
Woden, TX / Nacogdoches County

SUMMARY

Address

121 CR 417

City, State Zip

Woden, TX 75978

County

Nacogdoches County

Type

Residential Property

Latitude / Longitude

31.501633 / -94.528079

Taxes (Annually)

1051

Dwelling Square Feet

1474

Bedrooms / Bathrooms

3 / 2

Acreage

0.950

Price

\$159,900

Property Website

<https://moreoftexas.com/detail/beautiful-3br-2ba-home-in-the-highly-desired-woden-isd-nacogdoches-texas/31917/>



MOSSY OAK PROPERTIES
OF TEXAS

MORE INFO ONLINE:

MoreofTexas.com

Beautiful 3BR/2BA home in the highly desired Woden ISD Woden, TX / Nacogdoches County

PROPERTY DESCRIPTION

Beautiful 3BR/2BA home in the highly desired Woden ISD. The .95-acre property is completely fenced in and has a large, shaded yard perfect for entertaining or letting the kids run wild. The home consists of 1474 sq ft with a welcoming front porch area. Inside is a nice living area with a combo kitchen dining area overlooking the back yard. The majority of the home has tile flooring with the exception of the bedrooms which have carpet. Contact Steven Arreguin at [936-552-1816](tel:936-552-1816) to schedule a showing today.

Directions: From the South Loop take FM 2259 for 8 miles. Turn right onto FM 226 then continue past Woden schools then turn left onto CR 417. Gray brick home on the left.

The information contained herein is deemed reliable but is not warranted or guaranteed by the Broker or Seller. The Broker (G2 Outdoors Brokerage, LLC) does not assume liability for typographical errors, misprints, nor for misinformation that may have been given us. All property is subject to change, withdrawal, or prior sale. Buyers' agent must be identified on first contact with Broker and must accompany the buyer.



**MOSSY OAK PROPERTIES
OF TEXAS**

MORE INFO ONLINE:

MoreofTexas.com

**Beautiful 3BR/2BA home in the highly desired Woden ISD
Woden, TX / Nacogdoches County**



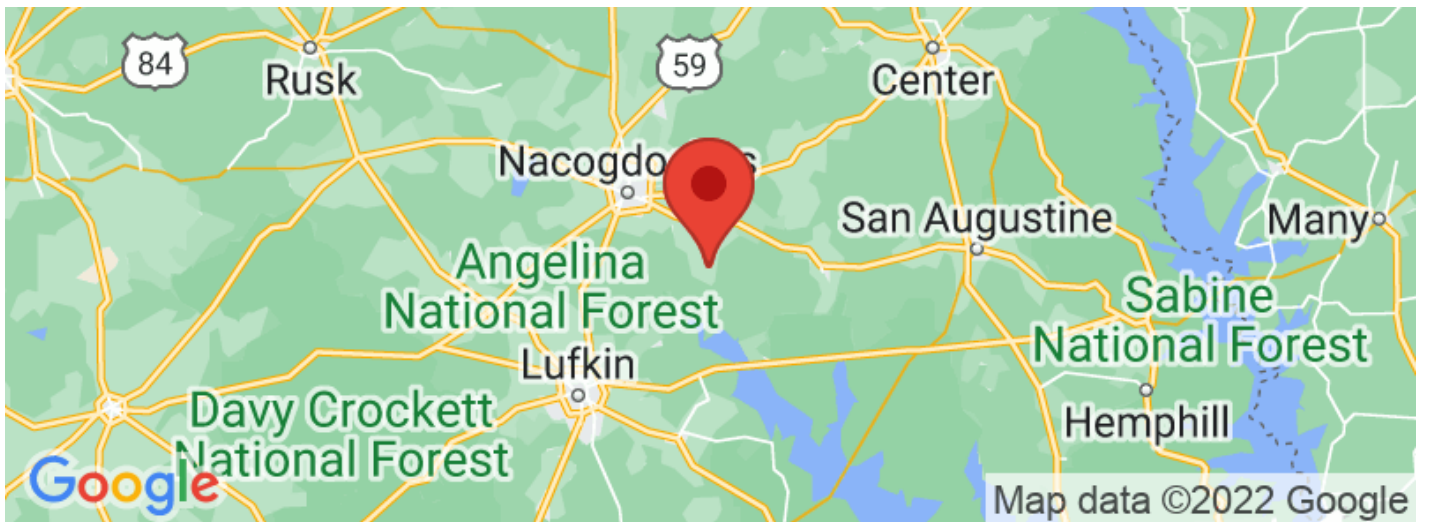
**MOSSY OAK PROPERTIES
OF TEXAS**

MORE INFO ONLINE:

MoreofTexas.com

Beautiful 3BR/2BA home in the highly desired Woden ISD
Woden, TX / Nacogdoches County

Locator Maps



MOSSY OAK PROPERTIES
OF TEXAS

MORE INFO ONLINE:

MoreofTexas.com

Beautiful 3BR/2BA home in the highly desired Woden ISD
Woden, TX / Nacogdoches County

Aerial Maps



**MOSSY OAK PROPERTIES
OF TEXAS**

MORE INFO ONLINE:

MoreofTexas.com

**Beautiful 3BR/2BA home in the highly desired Woden ISD
Woden, TX / Nacogdoches County**

LISTING REPRESENTATIVE

For more information contact:



IMAGE NOT AVAILABLE

Representative

Steven Arreguin

Mobile

(936) 552-1816

Email

sarreguin@mossyoakproperties.com

Address

800 S John Redditt Drive #1801

City / State / Zip

Lufkin, TX 75902

NOTES



**MOSSY OAK PROPERTIES
OF TEXAS**

MORE INFO ONLINE:

MoreofTexas.com

[illegible]

MoreofTexas.com

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.



**MOSSY OAK PROPERTIES
OF TEXAS**

MORE INFO ONLINE:

MoreofTexas.com

Mossy Oak Properties of Texas
4000 W University Dr
Denton, TX 76207
(833) 466-7389
MoreofTexas.com



MOSSY OAK PROPERTIES
OF TEXAS

MORE INFO ONLINE:

MoreofTexas.com