

Map

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MLS#: **13210097** Temp Off Market **6363 E Fm 1188** Bluff Dale 76433-3204 LP: **\$550,000**



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Category: **Residential** Type: **RES-Farm/Ranch** Orig LP: **\$575,000**
 Area: **78/3** Also for Lease: **N**
 Subdv: **Milsaps Isaac** Lease MLS#: Lst \$ / SqFt: **\$183.27**
 County: **Erath** Lake Name:
 Parcel ID: **R000067785** Plan Dvlpmnt: Legal: **ACRES: 24.007 A0512 MILSAPS ISAAC; HOUS**
 Lot: Block: MUD Dst: **No** Unexempt Taxes: **\$3,298**
 Multi Prcl: **No**

Bedrooms: **3** Tot Baths: **3.0** Liv Areas: **1** Stories: **1**
 Fireplaces: **1** Full Baths: **3** Dining Areas: **1** Pool: **No**
 Sec Sys: **No** Half Baths: **0**

SqFt: **3,001 / Tax** Yr Built: **2002 / Preowned**
 # Gar Spaces: **2** Garage Size: **23 x 25**
 # Carprt Spcs: **0** Cvrd Park: **1** Hdcp Am: **No**
 Acres: **24.007** Lot Dimen: Will Subdiv: **Yes**
 HOA: **None** HOA Dues: Accessory Unit Type:

School Dist: **Morgan Mill ISD**
 Elementary School: **Morgan Mil** Middle School: **Morgan Mil** High School: **Stephenvil**

Bedroom: 14 x 12 / 1 **Bedroom:** 11 x 9 / 1
Master Bedroom: 19 x 13 / 1 **Dual Sinks, Jetted Tub, Separate Shower, Walk-in Closets**

Housing Type: Farm/Ranch House Style of House: Contemporary/Modern Lot Size/Acreage: 10 Acres to 100 Acres Lot Description: Acreage, Horses Permitted, Lrg. Backyard Grass, Pasture, Some Trees Exterior Features: Arena, Patio Covered, Stable/Barn Soil: Sandy Loam Construction: Brick Foundation: Slab Roof: Composition Type of Fence: Cross Fenced Parking/Garage: Attached, Garage Door Opener, Oversized Street/Utilities: Septic, Well Interior Features: Bay Windows, Decorative Lighting, Water Purifier, Water Softener, Window Coverings Restrictions: Building, Deed, No Mobile Home Topography: Level Surface Rights: Present Use: Agriculture, Cattle, Equine Proposed Use: Miscellaneous: Corrals, Fenced for Cattle, Fenced for Horses, Holding P	Fireplace Type: Stone Kitchen Equipment: Built-in Microwave, Cooktop - Gas, Dishwasher, Disposal, Drop in Range/Oven - Gas, Oven-Gas Alarm/Security: Flooring: Carpet, Ceramic Tile, Concrete Heating/Cooling: Central Air-Gas, Central Heat-Gas Energy Efficiency: Green Features: Green Certification: Handicap Amenities: Proposed Financing: Possession: Negotiable Showing: Contact Agent Easements: Crops/Grasses: Coastal Bermuda Road Frontage: FM Road Exterior Buildings: Barn Information: Barn(s), Electric to Barn, Hay Barn, Living Quarters, Loaf Shed(s), Stable(s), Tack Room, Water to Barn
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Ranch Name: Residences: Stock Tanks: Barns: 1 Lakes: Ponds: 	Ranch Type: Pasture Acres: Cultivated Acres: Bottom Land Acres: Irrigated Acres: Wells: 1	Crop Retire Program: Aerial Photo Avl: AG Exemption: Yes Land Leased: 	\$ / Acre: Barn 1 - Stalls/Size: 2 / 50X30 Barn 2 - Stalls/Size: Barn 3 - Stalls/Size: Road Frontage:
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Property Description: **Outstanding horse property located in sought after area. Beautiful home nestled amongst large oak trees with park like setting. Large open living and kitchen area. 3 bedrooms with 3 full baths and a separate office. Property is crossed fenced in 3 large coastal pastures with shelters. 2 turnouts. Barn with apartment for guest or rental property. 2 covered stalls, tack, feed and storage area in barn. Large team roping arena with Priefert chute**
 Public Driving Directions: **From 281 at Morgan Mill turn East on FM 1188 toward Lipan Turn Right on FM 1188 toward Bluff Dale go about 1 mile property on Left SOP**

List Office Name: **INFINITY REALTY** List Agent Name: **Cheyenne Wimberley**