

10571 N Hwy 6, Calvert, Texas

Property:

- Shaded around both homes for low utilities
- Goat-Proof Field fencing in and around the property
- Exotic flowering plants and shrubbery
- Fenced Garden area
- Gated entry
- 3/2 guest or foreman's house with large covered wooden deck
- Handicap access to both homes
- Main house is handicap accessible through out
- Fire pit
- Custom built smoker will hold 10 beef briskets
- No water softener necessary – fresh water from the Calvert aquifer
- 30 acres of young olive trees with solar – powered irrigation
- 30'x50'x12' metal shop with wood shelves and pegboard
- 120' kennel with office and automatic waters
- 160 acres of grass pasture
- Pond with dedicated water line from solar-powered well
- Stocked with hybrid blue cat, channel cat, bass, crappie and perch
- 2 solar powered water wells and 1 electric well
- Almost new chicken house
- Farmstead tax exemption

Main House:

- Handicap accessible throughout
- Sits on the top of hill
- 2850 sq. ft. according to owners

- Front porch is 62.8'x10' with ceiling fans
- 28.5'x20'x10' covered patio is covered by fragrant vines and shrubs for year a round enjoyment
- Home has open concept
- All floors are tiled
- Large window throughout designed for cross-ventilation
- 2 grand 14' wood-burning fireplaces, one in living room and the other in Master bedroom
- Vaulted ceilings in living room and master bedroom
- Insulated with 18" + blown-in insulation
- 5 acres fenced area around homes
- Granite countertops in kitchen
- Laundry room/with enough space for two extra refrigerators or freezers
- Dining room/with custom tile-topped coffee bar
- Office can be 4th bedroom
- Library with built-ins
- Hug farmhouse apron front sink
- Wood blinds with decorative cloth tapes
- New stainless appliances
- Hand-hewn wood beams from civil war era
- Under-counter fluorescent lights
- GE Café Series Convection double ovens
- Jetted tub in master bathroom
- Separate shower
- His and hers sinks
- Built-in cabinets in master bathroom
- Dual-zone electric heating and cooling
- Subway tile in kitchen

Foreman/Guest House:

- 3 bedrooms and 2 baths
- Nice covered porch

Equipment included:

- 4210 John Deere Tractor with the following implements
 - Front end loader
 - Post hole digger
 - Box blade
 - 18' mower
 - 8' mower
 - Hay fork
 - 250-gallon sprayer attachment with booms
- Hustler Super Z 72" deck mower
- Hustler Super Z 60" deck mower
- Cain saws
- Weed eaters
- Miller Bobcat 250 series welder with 25" leads
- Hand tools
- 3 backpack sprayers
- Chains
- 2 Chop saws
- Bolts bins and bolts
- Pegboard & Shelves
- Heavy duty custom steel work bench
- 2 wooden workbenches
- Polaris Ranger 570 utility vehicle

