

# Land Detail



SubType

Price

MLS number

Res Lots

72,000

#####

Legal Lot %, Block 2, Blue Ridge Estates Subdivision

Status Active

Recent Change

New Listing

I.S.D.

Bullard

LotSqFt 84,942

Acreage

1.95

LandDim 232' w x 439' d

County

Smith

Tax/SCE \$1,219.52 ('16), AD

Exemptions

None

City Bullard

Zip 75757

State TX

Zone

Deed Restrictions

X Street C.R. 188

StndtFtr About 60% wooded. Level lot.

Gatlinburg

RoadTyp

CR

Subdiv

Blue Ridge

Avl/Pos @ Closing

NarrtveDscrptn

Beautiful, architecturally consistent subdivision w/ gorgeous homes w/ a mix of brick and stone veneer. Lot is over 60% wooded and has a great place to tuck a home among the trees. Homes have concrete driveways. The main street is of high quality asphalt. Subdivision is very close to Lake Palestine and the main city of Bullard. Several F.M. roads in the area. There currently is no homeowners association nor dues assessment, but they could be set up in the future.

Directions:

From the intersection of F.M. 346 & C.R. 188, W. on 188for .8 mi. to right onto

Gatlinburg for .8 mi. Property on the left w/ sign.

Topography	Level	Sur/Plat OF	No	PricePerAcre	36,924.00
Water	None	AerialPhot	Yes	Deed Rest	Yes
Views	Distant, Neighborhood	EPA Issues	None Known	HOA	No
%Open	40	Barn #1	----	Dues	No
%Wooded	60	Barn #2	----	DuesPeriod	N/A
%Pasture	0	Shop #1	----	WaterSup	Southern Utils
Fencing	None	Shop #2	----	Avg Water	0
Minerals	All Owned	Storage #1	----	Sewer	Septic
Surface	All Owned	Storage #2	----	Elec Co	Oncor
RoadSurface	Asphalt	Oth Imp #1	----	Avg Elec	0
Crops	None	Oth Imp #2	----	Gas Co	CenterPoint
CropsConvey?	N/A	Oth Imp #3	----	Avg Gas	0
WoodTypes	Mixed	Oth Imp #4	----	Phone Co	Embarq
GrassTypes	Nartive	Oth Imp #5	----	Cable Co	None
DirtFill	N/A	MH Permitted	No	San Serv	Private Rural
Rollback?	N/A	Cattle Ready	N/A	WaterfrntFt	0.0
SoilReports	No	Horse Ready	N/A	Easements	Utility
				Dairy Ready	N/A