

# BEVERS REAL ESTATE

Serving Central Texas



## Creekside Hide-A-Way

**Price:** \$165,500 **REDUCED!!**  
**Type:** Acreage (Farm & Ranch)  
**Address:** 1100 Allwise Road  
**City/County:** CHAPPELL HILL, Washington County  
**Acreage:** ~16.52 Acres  
**ID No.:** 91039  
**Listing Name:** CREEKSIDE HIDE-A-WAY  
**Status:** Active

This property is private & secluded. A place close enough to Houston that it affords frequent use and enjoyment by the whole family. Year round flowing water from New Years Creek, along with an agriculture exemption, sandy soil and coastal Bermuda grasses make this property ideal for horses as well as cattle. Given the property's abundance of wildlife makes it a perfect wildlife refuge and can still be used for hunting, fishing, trail rides, camping, off-roading or just a private place to hang out. Creekside Hide-A-Way may be the place you've been looking for.

**Call Ken Bevers at 281-685-4050 for more information**



Features	Other	Financing
<ul style="list-style-type: none"> <li>Gravel County Road Frontage</li> <li>Minerals Conveyed: Partial</li> <li>Live Creek</li> <li>Partially Wooded</li> <li>Coastal Bermuda Grasses</li> <li>Rolling</li> <li>Sandy Soil</li> </ul>	<ul style="list-style-type: none"> <li>School District: Brenham ISD</li> <li>Taxes: \$25.96 (currently qualifies for ag exemption)</li> </ul>	<ul style="list-style-type: none"> <li>Cash</li> <li>Conventional</li> <li>VA</li> </ul>
<p><b>Directions:</b> From Chappell Hill go North 3 miles to Dairy Farm Road. Turn right &amp; continue until it becomes Allwise Road. Continue on Allwise Road &amp; make a sharp left when you come to Jenny Lynn Lane. Look for Bevers Real Estate sign on right. Turn right &amp; follow lane to sign at gate of property.</p>		
<p>No representations or warranties either expressed or implied are made as to the accuracy of the information herein or with respect to the suitability, usability, feasibility, merchantability or condition of any property described herein. If your property is presently being offered for sale, this is not a solicitation of the listing.</p>		