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COBB PROPERTIES
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\$1,149,000 **4 Beds, 3.5 Baths**



3840 CR 622 Hamilton, Texas 76565

- PECAN WELLS RANCH- 200 ACRES - HAMILTON COUNTY
- 4 Bed/3.5 Bath 2700 sq. ft. custom rock home
- Custom cabinets, granite countertops, walk-in pantry
- 2 living areas separated by a large wood burning rock fire place
- Exterior has hot tub, covered outdoor kitchen w/ fireplace, grill, sink & refrigerator
- Large wrap around porch w/ 2 car carport
- Home has a generator for back up protection
- 3 wells, 5 tanks (one when full is 3 acres)
- Several established food plots have been scattered throughout the property providing easy feed for the turkey and white tail deer. There are several hunting blinds and feeders. Deer camp located close to the main house, and has RV hook-ups. The property is currently under Pecan Wells Wildlife Management, providing bonus deer tags for the property.
- Much of the ranch has improved grasses
- Ag.Exempt



See the Virtual Tour! www.tourfactory.com/1374316

Equal Housing Opportunity | All Information Deemed Reliable but not Guaranteed





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