

**10+/- Acres and Home**  
**7503 CR 346—Terrell, TX 75161**

**FOR SALE**

**~~\$249,000~~**

**JUST  
REDUCED!  
\$209,000**

**AFFORDABLE COUNTRY LIVING NEAR DALLAS**



**RE/MAX Landmark**  
**113 North Frances St.**  
**Terrell, TX 75160**  
**[www.frankrobertslandteam.com](http://www.frankrobertslandteam.com)**



For additional information, please contact:

**Frank J. Roberts, ALC**  
**REALTOR, Owner**

**Office: 972-524-0689**

**Fax: 972-551-2525**



Information herein deemed reliable but not guaranteed.

# 10+/- Acres and Home

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**Frank Roberts**  
**LAND TEAM**

**\$209,000**

## DESCRIPTION:

Ranch house on 10 acres with cedar and knotty pine interior walls that accent the rustic country 2352 SF 2 bedroom, 2 bathroom home, and wrap around porches on two levels that allow you to enjoy the view! Master upstairs and third floor unfinished. Large 4 car garage, pond, nice horse barn

## HOME FEATURES:

3 Stories with Wrap-Around Porches on 2 • Slab Foundation • Metal Roof • 48x26 Garage • Deck • In-ground Gunite Pool • Electric Water Heater • Central Heat and Air • Ceiling Fans • Carpet • Ceramic Tile • Double Oven in Kitchen • Built-ins • Walk-in Closets • Extra Storage Room • Washer/Dryer Room • High Speed Internet Available!



*Pool and Back Deck*



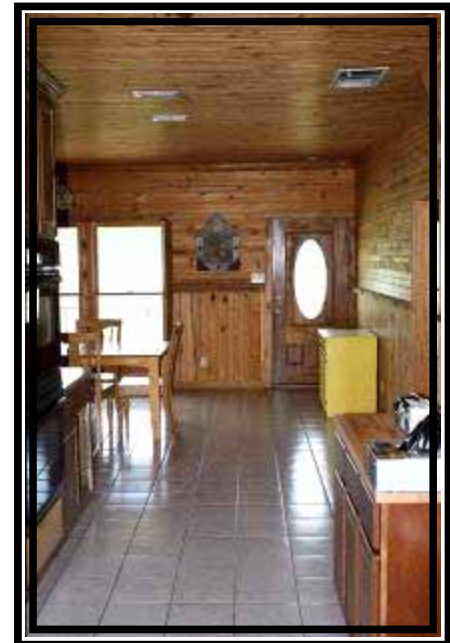
*Dining Room*



*Barn from back deck*



*Family Room*



*Kitchen, showing ceramic tile floors and knotty pine walls*





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### OUTDOOR FEATURES:

All Weather Road • Interior Lot • Pasture • Some Trees • Pond • Barbed Wire and Wood Fencing • Barn ready for horses with stalls and two working pens

### UTILITIES:

Co-op Water / Aerobic Septic

### SCHOOLS:

Terrell ISD

### PRICING:

***Priced to Sell at \$209,000***

### DIRECTIONS:

From Dallas, take US Highway 80 for 24 miles (past I 635) beyond Terrell to FM 429. North (Left) for 7 miles to CR 346, Right for .8 miles to house on left. Sign on Property

