



Residential Detail

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|---------|-----------|--------|-----|
| 437 | C.F | 3502 | |
| RoadTyp | C.R. | Subdiv | N/A |
| Avl/Pos | @ Closing | | |

| SubType | Beds | Baths | Price | MLS number |
|---------|------|-------|-------------|------------|
| Rural | 3 | 2 | \$49,900.00 | 10120618 |

| | | | | |
|----------|---|---------------|---------------------|------|
| Legal | Abstract 31, County Block 2206B, Tract 33 , B.C. Le | | | |
| Status | Active | Recent Change | Price Reduction | |
| Exterior | Vinyl Siding | | I.S.D. Jacksonville | |
| LotSqFt | 21,780 | | Acreage .5 | |
| LandDim | 95' w x 230' d | | County Cherokee | |
| Tax/SCE | \$1,873.19 ('19) | | Exemptions None | |
| City | Cuney | Year Built | Unknc | |
| Zip | 75759 | | State TX | Zone |
| X Street | U.S. 175 | Htng/Cooling | CGH/EA | |
| StdntFlr | Quiet rural setting | | | |

Narrative Descriptn

COUNTRY QUIET and economically priced. 3 BR, 2 BA country home on one half acre. Home has all city utilities, including gas for the central heat and water heater. Located about 11 miles from Jacksonville, four miles from Frankston and just a half mile off a major highway. Has a nice, big front porch to sit on and a storage building. Home needs some spiffing up. Has a stove and a fridge.

Directions: From the intersection of U.S. 69 & U.S. 175, W. on 175 for approximately nine miles to R. onto C.R. 3502 for .3 miles to home on the left. Sign.

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|------------|---------------------|-----------|---------------------|-----------|------|------------|---------------|
| H/C SqFt | 1,308 | FamRoom | No | Water | None | Pool | No |
| Style | Traditional | Den | No | Range | Yes | SecSys | No |
| Stories | 1 | GameRoom | No | StoveTop | No | LawnSprink | No |
| Floors | Vinyl laminate & Ce | Office | No | Oven(s) | Yes | PropTank | No |
| Interior | Sheetrock | Study | No | HoodVent | No | Intercom | No |
| Foundation | Pier & Beam | Loft | No | DW | No | Grill | No |
| Roof | Composition Shingle | Laundry | In Storage Building | Disposal | No | HOAssoc | No |
| Windows | metal Double Pane | Breakfast | No | Washer | No | Dues | None |
| #Rooms | 8 | DR | 14' x 7' | Dryer | No | DuesPer | N/A |
| MasterBR | 15' x 13' | FormalLR | 27' x 10' | Compactor | No | WaterSup | City of Cuney |
| BR#2 | 21' x 9' | OtherRm | ---- | IceMaker | No | AvgWater | Unknown |
| BR#3 | 11' x 10' | OtherRm | ---- | Microwave | No | Sewer | Municipal |
| BR#4 | ---- | OtherRm | ---- | #CeilFans | 5 | ElecCo | Co-Op |
| BR#5 | ---- | OtherRm | ---- | #WBFP(s) | 0 | AvgElect | Unknown |
| BR#6 | ---- | OpenPatio | No | #FPInsert | 0 | GasCo | None |
| MasterBA | 11' x 6' | CovdPatio | No | WoodHeat | No | AvgGas | 0 |
| Bath#2 | 9' x 6' | Porch | 24' x 8' (Covered) | Refrig | Yes | PhoneCo | CenturyLink |
| Bath#3 | ---- | Deck(s) | None | WatSoft | No | CableCo | None |
| Bath#4 | ---- | Gazebo | No | OtherApl | ---- | SanSer | Municipal |
| Bath#5 | ---- | Barn | No | OtherApl | ---- | HOW | No |
| HalfBA#1 | ---- | Shop | No | AtticFan | No | Builder | Unknown |
| HalfBA#2 | ---- | StorBldg | 21' x 10' | Antenna | No | RoadSurf | Asphalt |
| CarStorage | None | Fencing | None | Satellite | Yes | ADA Acc | No |
| DoorOpnr | No | OthrStruc | ---- | CentVac | No | Minerals | All Owned |
| Basement | No | Terrain | Level | Jacuzzi | No | Vegetation | Lawn |
| Attic | No | Views | Neighborhood | HotTub | No | DeedRestr | No |
| | | Kitchen | 14' x 11' | | | | |

INFORMATION DEEMED RELIABLE BUT NOT GUARANTEED.