



"On the Square"

10 N Holland St

Bellville, TX 77418

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120.1390 Acres on Frantz Road Cat Spring 78933



Gently Rolling Acreage in Coveted Cat Spring Area

Discover the peace and tranquility of country living on this beautiful tract of land nestled in the highly sought-after Cat Spring area. Located just 14 miles from Bellville and 17 miles from I-10 in Sealy, this property offers both seclusion and convenience. The verdant terrain is lush with a stunning mix of mature live oak trees and hardwoods, creating a picturesque landscape with scattered pockets of shade. A large open valley provides an ideal homesite, perfectly positioned and an exceptional spot to build your custom country retreat. With a pond and direct access to Yellow Creek at the rear of the property and a natural setting that offers privacy and serenity, this is a rare opportunity to own a slice of Texas countryside. An abundance of deer and wildlife offer a scenic setting perfect for nature lovers and hunters. The majestic trees lining the property can also be incorporated into a show-stopping entrance. Whether you're seeking a weekend refuge or your forever home, this land offers a timeless and idyllic setting that's hard to beat.

Specification accuracy is not guaranteed, but approximated to the best of our knowledge.

120.1390 Acres on Frantz Road Cat Spring 78933 \$3,195,000.00



Frantz Road Cat Spring 78933		Property Specifications		Price: \$3,195,000.00	
Property	Acreage/Residential	Acreage	120.1390 Acres	County	Austin
Estimated		Improvements	None	Nearest Town	Bellville
Buildings	None	Soil	Mixed	School District	Bellville ISD
Sewer	None	Trees	Wooded	Hunting	Yes
Road	County Maintained	Terrain	Rolling	Ponds/Lakes	Yes
Water	Pond	Grasses	Native	Easements	None
Terms	Cash/Conventional	Tax ID# R70493	TXLS# 152854 MLS# 32094559		

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From 10 N Holland St. Bellville, TX 77418- continue to N Front St. Head SW toward E Glenn St, turn R onto E Glenn St. Turn L onto N Front St & continue onto TX-36 S- turn R onto FM2429 S, then turn R onto FM949 W. Turn R onto Newberg Rd, then L onto Frantz Rd & property is located on the right side of the road.



Texas, AC +/-



P: (979)-865-3558



The information contained herein was obtained from sources deemed to be reliable.