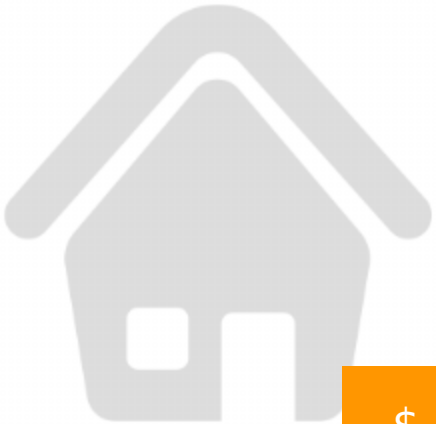


$ 1,500,000.00

# 35000 WILSON

35000 Wilson

https://houston-re.com

This property has plenty of elbow room. An unrestricted, nicely-wooded tract comes with both seclusion and access. A great combination. It is just 2 minutes from 2 major FM roads, about 13 miles from Grand Parkway 99, and about 8 miles from I-10. Great for country living and working in...

- 3 beds
- 2 baths
- Manufactured
- Country Homes/Acreage
- Option Pending

## BASIC FACTS

**MLS #:** 19395396

**Date added:** 06/14/23

**Post Updated:** 2023-06-14 18:29:33

**Type:** Manufactured

**Status:** Option Pending

**Bedrooms:** 3

**Bathrooms:** 2

**Baths Full:** 2

**Year built:** 1994

**Year Built Src:** Appraisal District

## ROOMS & UNITS DESCRIPTION

**Room Count:** 9

**Master Bath Desc:** Primary Bath: Double Sinks,Primary Bath: Separate Shower,Primary Bath: Soaking Tub,Secondary Bath(s): Tub/Shower Combo

## PROPERTY DETAILS

**Parcel Number:** 329900-003-000-100

**Lot Desciption:** Wooded

**Style:** Ranch

**List Type:** Exclusive Right to Sell/Lease

**Subdivision:** Robert B Frazier

**Acres:** 34.3359

**Floors:** Laminate

**Occupancy:** Owner

**Restrictions:** Horses Allowed,Mobile Home Allowed,No Restrictions

## PROPERTY FEATURES

**Interior:** Drapes/Curtains/Window Cover

**House:** 1

**Road Surface:** Dirt,Gravel

**Carport Description:** Detached Carport

**Heat System:** Central Electric

**Cool System:** Central Electric

**Fireplace Description:** Wood Burning Fireplace

**Fireplaces Number:** 1

**Energy:** Ceiling Fans

**Kitchen Desc:** Breakfast Bar,Kitchen open to Family Room

**Oven Type:** Electric Oven,Single Oven

**Dishwasher:** 1

**Water Sewer:** Septic Tank,Well

**Microwave:** 1

## LOCATION DETAILS

**Area:** 26

**County Or Parish:** Waller

**School District:** 44 - Royal

**Directions:** From I-10 go North on FM 362, Turn left onto Wilson Rd., Property entrance on Right next to Real Estate sign. From Hwy 290 go South on FM 362, Turn right onto Wilson Rd., Property entrance on Right next to Real Estate sign.

**School Elementary:** ROYAL ELEMENTARY SCHOOL

**School Middle:** ROYAL JUNIOR HIGH SCHOOL

**School High:** ROYAL HIGH SCHOOL

**Topography:** Level

## MISCELLANEOUS

**Realist Block:** Horses Allowed,Mobile Home Allowed,No Restrictions

**Special Conditions:** Access By Easment,Survey Required

**Connections:** Electric Dryer Connections,Washer Connections

**Disclosures:** Exclusions,Sellers Disclosure

**Exclusions:** 2Gates by Tenant w/Ag Lease,ShadowBox above mantel

**Exemptions:** Homestead,,,,Senior,

**Improvements:** Cross Fenced,Fenced,Mobile Home,Pastures

**Finance Available:** Cash Sale,Conventional

**Range:** Horses Allowed,Mobile Home Allowed,No Restrictions

**Legal:** ABS A329900 A-299 ROBERT B FRAZIER TRACT 3 ACRES 34.3359

**Access:** Driveway Gate

## FEES & TAXES

**Tax Amount:** $ 702.00

**Tax Year:** 2021

## COURTESY OF

**List Office Name:** Yokom Properties LLC