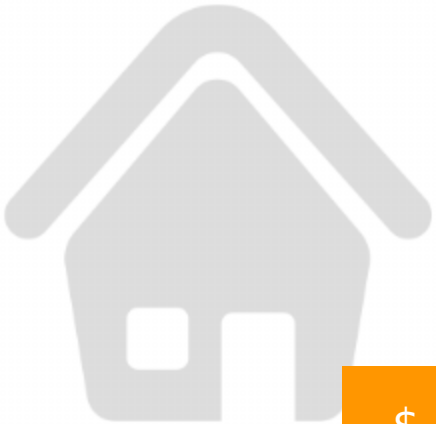


$ 3,500,000.00

540 WELLS

https://houston-re.com

Rare, modern industrial masterpiece perched high on a secluded hilltop. The 3600 sq ft main structure is positioned in the center of 457 +/- acres, including acreage in a pine plantation; remaining acreage is in a mixed-hardwood forest. This coveted and spectacular property includes a strategically placed 10-acre lake stocked...

540 Wells

- 2 beds
- 2.1 baths
- Free Standing
- Country Homes/Acreage
- Active

BASIC FACTS

MLS #: 87667323

Date added: 06/14/23

Post Updated: 2023-06-14 16:35:39

Type: Free Standing

Status: Active

Bedrooms: 2

Bathrooms: 2.10

Baths Full: 2

Baths Half: 1

Area: 3600 sq ft

Year built: 2019

Year Built Src: Seller

ROOMS & UNITS DESCRIPTION

Room Count: 2

Master Bath Desc: Primary Bath: Double Sinks,Primary Bath: Separate Shower,Primary Bath: Tub/Shower Combo,Secondary Bath(s): Double Sinks,Secondary Bath(s): Separate Shower,Secondary Bath(s): Shower Only,Vanity Area

PROPERTY DETAILS

Parcel Number: R006009031

Style: Contemporary/Modern

List Type: Exclusive Right to Sell/Lease

Subdivision: N/a

Price Sq Ft List: 972.22

Acres: 457

Stories: 2

Floors: Concrete

Occupancy: Owner

PROPERTY FEATURES

Interior: Alarm System - Owned,Balcony,Drapes/Curtains/Window Cover,Dryer Included,Elevator,Fire/Smoke Alarm,High Ceiling,Refrigerator Included,Washer Included,Wired for Sound

House: 1

Road Surface: Concrete,Curbs,Dirt,Gravel

Foundation: Slab

Garage Carport: Additional Parking

Garage Desc: Attached Garage,Detached Garage

Carport Description: Detached Carport

Heat System: Central Electric,Propane

Cool System: Central Electric

Fireplace Description: Gas Connections

Fireplaces Number: 1

Energy: Ceiling Fans

Kitchen Desc: Pantry,Soft Closing Cabinets,Soft Closing Drawers,Walk-in Pantry

Oven Type: Electric Oven,Single Oven

Dishwasher: 1

Water Sewer: Septic Tank

Microwave: 1

LOCATION DETAILS

Area: 79

County Or Parish: Sabine

School District: 217 - Hemphill

Directions: From Lufkin - Take 103 East for 50 miles; Turn Left on SH-21; Turn Left on FM-3448; Turn Left on Wells Lane. Electronic gate will be on the right side. From San Augustine - Take SH- 21 to FM-3448, Turn Left; Turn Left on Wells Lane. Electronic gate will be on the right side.

School Elementary: HEMPHILL ELEMENTARY SCHOOL (HEMPHILL)

School Middle: HEMPHILL MIDDLE SCHOOL

School High: HEMPHILL HIGH SCHOOL

Topography: Level,Rolling,Sloped

MISCELLANEOUS

Special Conditions: No Special Conditions

Disclosures: Sellers Disclosure

Mineral Rights: 1

Legal: Acres: 38.810, A181 D RENFRO & IMPROVEMENTS

Connections: Washer Connections

Disposal: 1

Finance Available: Cash Sale,Conventional

Access: Automatic Gate

FEES & TAXES

Tax Amount: $ 6,130.00

Tax Year: 2021

COURTESY OF

List Office Name: Kuper Sotheby's It'l Rlty