

# SPELL

<https://houston-re.com>

This property is an easement for the 179 acres of  
MLS#91599392 and will not be sold separately  
without purchasing the 179 acres first  
MLS#91599392.

\$ 179,000.00

Spell

- Lots
- Active



BASIC FACTS

**MLS #:** 39831864

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

**Post Updated:** 2023-06-14 14:05:37

**Status:** Active

**Lot size:** 304049 sq ft

PROPERTY DETAILS

**Parcel Number:** 0098-00-000-8490-906

**Lot Description:** Other,Partially Wooded

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

**Subdivision:** R D Wood

**Price Sq Ft List:** 0.59

**Acres:** 6.98

**Contract Type:** Unimproved Property

**Restrictions:** No Restrictions,Zoned

PROPERTY FEATURES

**Road Surface:** Gravel

**Gas:** Availability Unknown

**Electric:** Electric Available

**Cable:** Unknown

**Water Sewer:** No Sewer,No Water

LOCATION DETAILS

**Area:** 30

**County Or Parish:** Fort Bend

**School District:** 38 - Needville

**Directions:** Go East on South on 2218 to Hwy 36 and go left, turn right on to School St, School St turns into Needville 4 Corners Rd, turn right on to Spell Rd., property is to the left.



**School Elementary:** NEEDVILLE  
ELEMENTARY SCHOOL

**School High:** NEEDVILLE HIGH SCHOOL

**School Middle:** NEEDVILLE JUNIOR HIGH  
SCHOOL

**MISCELLANEOUS**

|                                                  |                                         |
|--------------------------------------------------|-----------------------------------------|
| <b>Realist Block:</b> No Restrictions,Zoned      | <b>Lot Use:</b> Other,Single-Family     |
| <b>Disclosures:</b> No Disclosures               | <b>Exemptions:</b> ,,,,,,,,,,Agricultur |
| <b>Finance Available:</b> Cash Sale,Conventional | <b>Range:</b> No Restrictions,Zoned     |
| <b>Legal:</b> 0098 R D WOOD, ACRES 6.98          | <b>Legal Subdivision:</b> OTHER - 77461 |

**FEES & TAXES**

**Tax Year:** 2014

**COURTESY OF**

**List Office Name:** MOD Realty, LLC

