

62 Acres | FM 328
FM 328
Huntington, TX 75949

\$621,600
62.16± Acres
Angelina County



MORE INFO ONLINE:
www.homelandprop.com

62 Acres | FM 328
Huntington, TX / Angelina County

SUMMARY

Address

FM 328

City, State Zip

Huntington, TX 75949

County

Angelina County

Type

Recreational Land, Farms, Residential Property

Latitude / Longitude

31.321305 / -94.501109

Taxes (Annually)

\$1,821

Dwelling Square Feet

1,201

Bedrooms / Bathrooms

4 / 2

Acreage

62.16

Price

\$621,600

Property Website

<https://homelandprop.com/property/62-acres-fm-328/angelina/texas/97649/>



PROPERTY DESCRIPTION

Nestled in the peaceful countryside of Huntington, Texas, this 62.16 acre property offers a rare blend of serenity and versatility just minutes from Lake Sam Rayburn. At its heart stands a charming 1960's 4-bedroom, 2-bath home, perfect for a family or weekend getaway. The property boasts a large chicken coop, a solid shop for projects or storage, multiple ponds and is partially fenced and cross-fenced, ideal for agricultural or livestock use. The gently rolling topography enhances the picturesque landscape, creating a beautiful country backdrop. With a water well on site, you're set for self-sufficiency, and the proximity to town ensures convenience. Whether you envision a family homestead, recreational retreat or a working farm, this property offers boundless potential in an idyllic East Texas setting.

Utilities: Electric available

Utility Provider: Sam Houston Electric Cooperative



MORE INFO ONLINE:

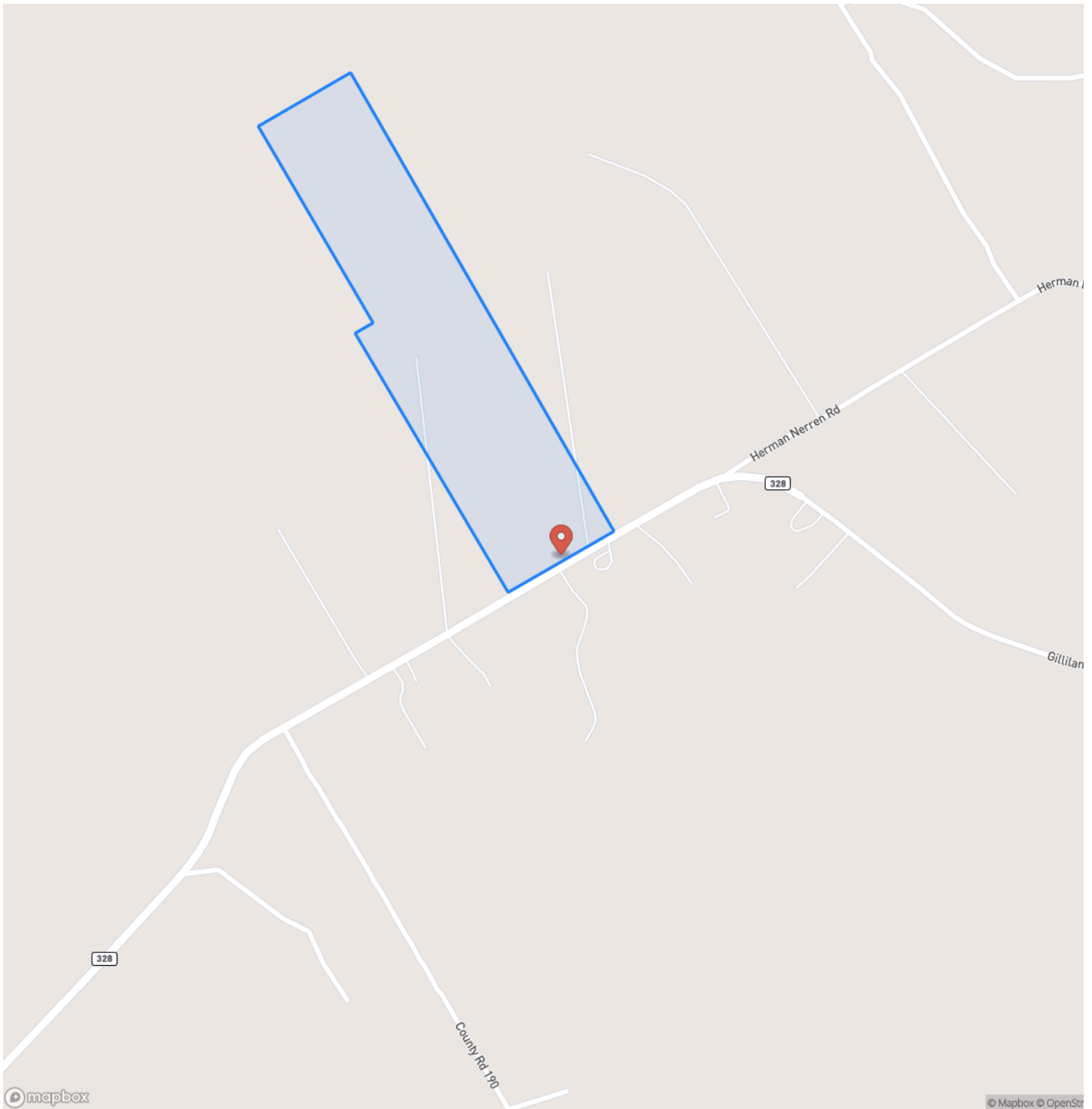
www.homelandprop.com

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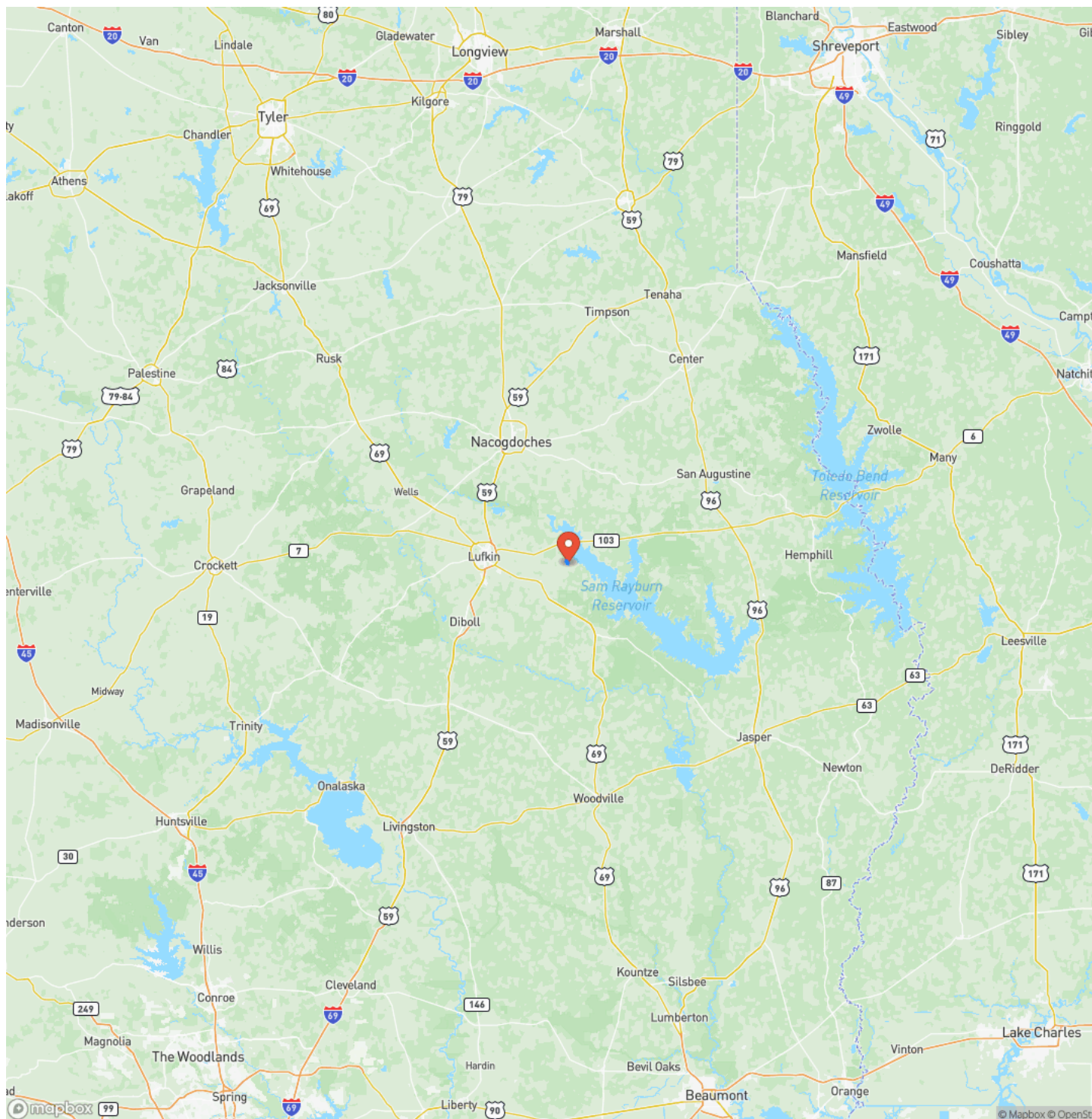


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Locator Map

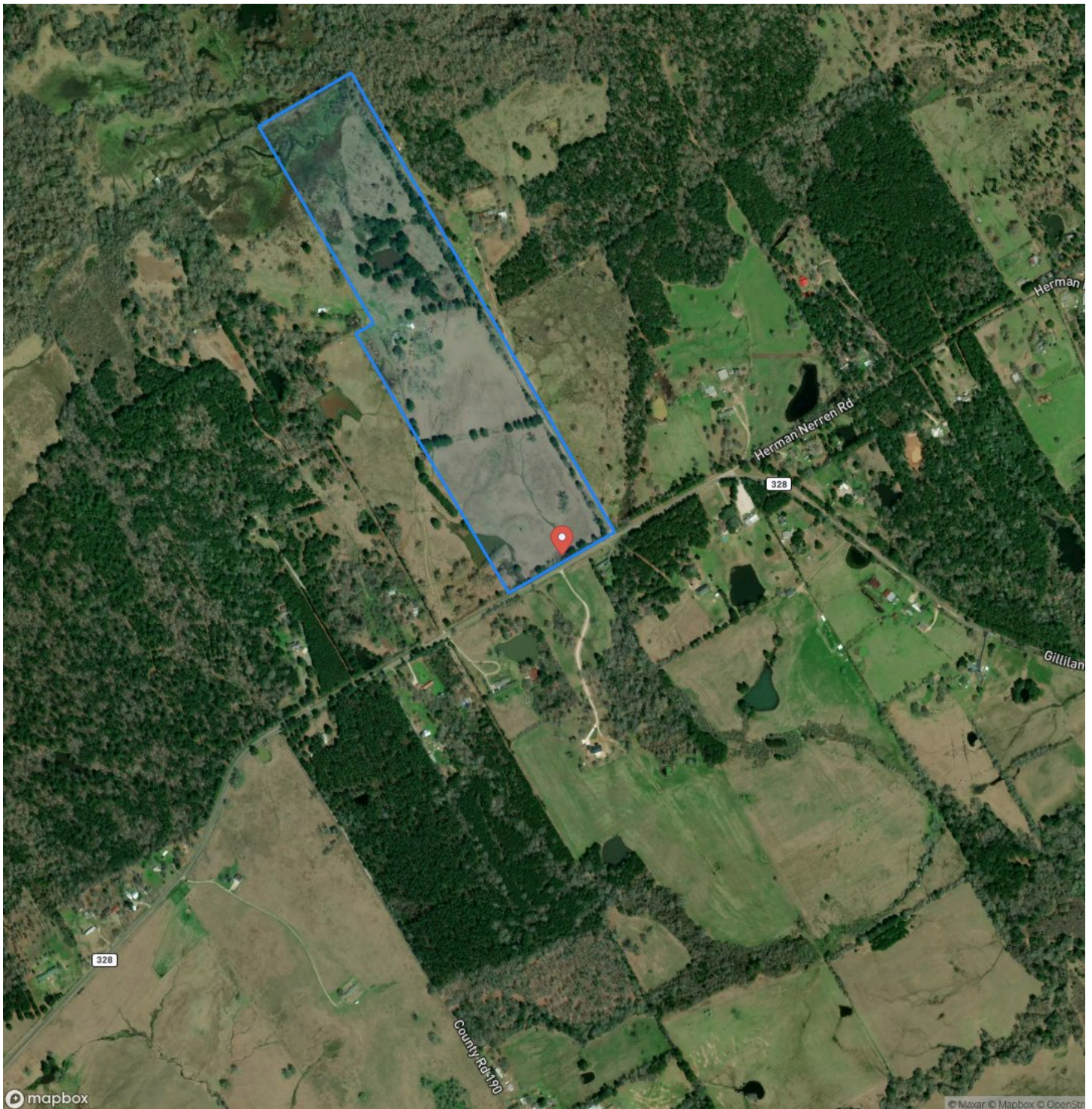


Locator Map



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Satellite Map



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LISTING REPRESENTATIVE

For more information contact:



Representative

Miller Cox

Mobile

(817) 899-0372

Email

miller@homelandprop.com

Address

1600 Normal Park Dr

City / State / Zip

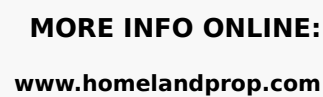
Huntsville, TX 77340

NOTES



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DISCLAIMERS

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Acreage, Survey & Easement Disclaimer: HomeLand Properties, Inc. provides no warranties as to the size area or quantity of acres of the Property in this listing. Any representations shown in this listing of number of acres, dimensions of the Property, or shape of the Property, should be considered approximate and are not guaranteed accurate. For any property being divided out of a larger tract of land, a survey shall be required to be purchased, subject to negotiation between Seller and Buyer. Seller reserves the right to require the use of Seller's preferred surveyor. Easements may exist on the Property that are not currently visible and apparent and/or marked in the field. The approximate front corners are marked with red/yellow tape.

Title Insurance Company Disclaimer: Seller reserves the right to require the use of Seller's preferred Title Insurance Company.

Tax Disclaimer: Approximately \$5/Acre/Year with Agriculture Exemption. Homeland Properties, Inc. provides no warranties as to the Central Appraisal Districts ("CAD") appraisal designation of the Property, market and tax values of the Property, status of any existing tax exemptions of the Property, or qualification of any exemptions based upon Buyer's future usage of the Property. Property may be subject to roll back taxes. Payment of any future rollback taxes shall be subject to negotiation between Buyer and Seller, at the time of contract. Current taxes for the Property may or may not be available due to subject Property being part of a larger overall tract, and not yet assigned a Tax Identification number by the CAD.

Legal Description Disclaimer: Size is approximate and subject to recorded legal description or surveyed gross acres to include, but not limited to, any acres lying within roads and/or easements. CAD shape files are not reliable. Shape files per maps herein are considered the most accurate available and are derived using the best information available, included, but not limited to, GIS data, field data, legal descriptions, and survey, if available.

Easement Disclaimer: Visible and apparent and/or marked in field. There is easement access to the property along with the frontage on FM 328.



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