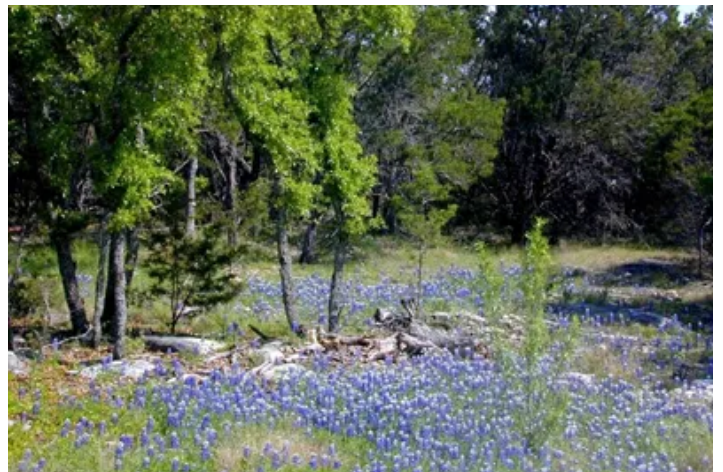


Hilltop Ranchette at Castle View
Burnet, TX 78611

\$372,600
20.070± Acres
Burnet County



Hilltop Ranchette at Castle View Burnet, TX / Burnet County

SUMMARY

City, State Zip

Burnet, TX 78611

County

Burnet County

Type

Recreational Land, Undeveloped Land

Latitude / Longitude

30.708134999999999 / -98.354320000000001

Acreage

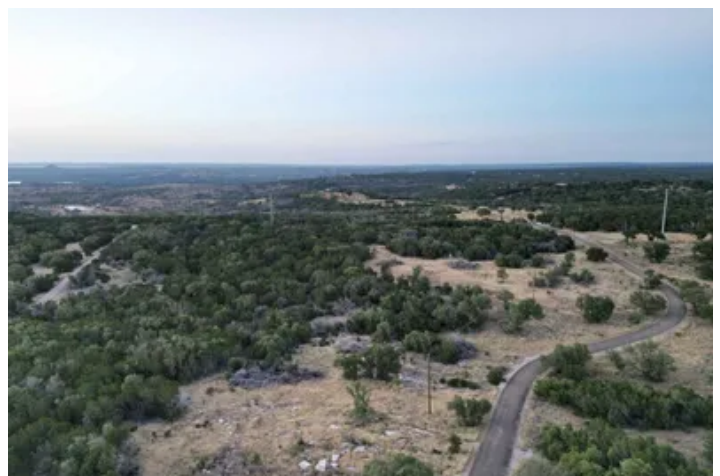
20.070

Price

\$372,600

Property Website

<https://www.capitolranch.com/property/hilltop-ranchette-at-castle-view>



MORE INFO ONLINE:

www.RanchRealEstate.com

Hilltop Ranchette at Castle View Burnet, TX / Burnet County

PROPERTY DESCRIPTION

Hilltop Ranchette at Castle Views // NEW PRICE ADJUSTMENT!

Experience the allure of a secluded 20.07-acre parcel, offering breathtaking vistas of the magnificent Falkenstein Castle. This tranquil haven presents an idyllic canvas for your envisioned dream home, encompassed by a picturesque blend of stately hardwood trees, including scattered oak trees, and the timeless charm of Hill Country Terrain. Find yourself enchanted by the graceful presence of Whitetail deer and the symphony of singing birds from the hilltop sanctuary. Build your dream home on this tract!

Seamless accessibility, as a blacktop road and gated entry welcome you with convenience and preserve your cherished privacy. Embrace the natural splendor that envelopes this captivating retreat, accentuated by the majestic scattered oak trees, and relish in the creation of cherished memories.

Embrace the serenity and inspiration that accompanies dwelling amidst nature's beauty, and embark on an enchanting journey filled with timeless recollections to be treasured forever.

Utilities: electric nearby, no active utilities.

Taxes: Wildlife Exemption. Taxes were \$23.58 in 2022.

HOA dues annual.

Local Area: Some of the best that the Texas Hill Country has to offer just minutes from the property. Explore Marble Falls, put your boat in the water at Lake LBJ or have dinner at the Horseshoe Bay Resort, drive into Austin and watch live music. All is possible!

Location:

Cavern State Park ... 1.3 miles

Burnet ... 12 miles

Marble Falls ... 15 miles

Austin ... 66 miles

Showings are done by appointment only with the required 48-hour notice. Listing agent must be present for all showings. No trespassing or unaccompanied showings. Capitol Ranch Real Estate, LLC will work with a buyers agent, however, buyers agent must make first contact and be present for all showings to receive full compensation at the discretion of Capitol Ranch Real Estate, LLC. Please submit the offer with earnest money 1% of asking price. Contact listing agent for seller preferred title company.

All drawings are neither legally recorded maps nor surveys and are not intended to be used as such. The information contained herein has been obtained from sources deemed reliable, but not guaranteed. All dimensions/boundaries are estimated, and buyer has the right to verify prior to submitting an offer. Any legal and/or property information found on this site and/or third-party sites should be verified before relied upon. Buyers are hereby notified that properties are subject to many forces and impacts, natural and unnatural; including, but not limited to weather-related events, environmental issues, disease (e.g. Oak Wilt, Chronic Wasting Disease, or Anthrax), invasive species, illegal trespassing, previous owner actions, actions by neighbors, and/or government actions. Buyers should investigate any concerns to their satisfaction.

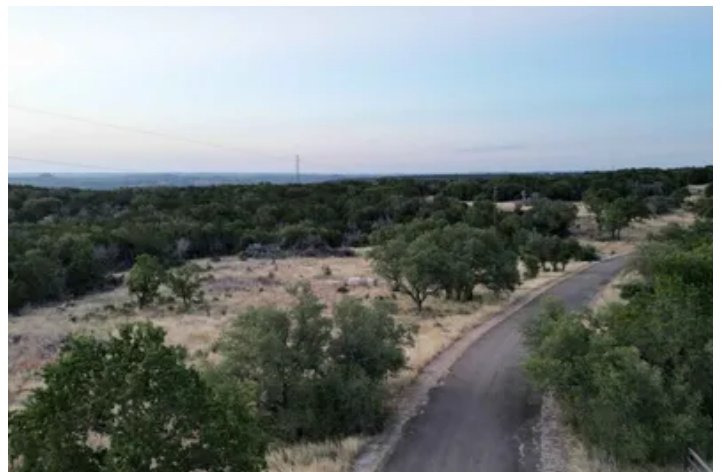
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MORE INFO ONLINE:

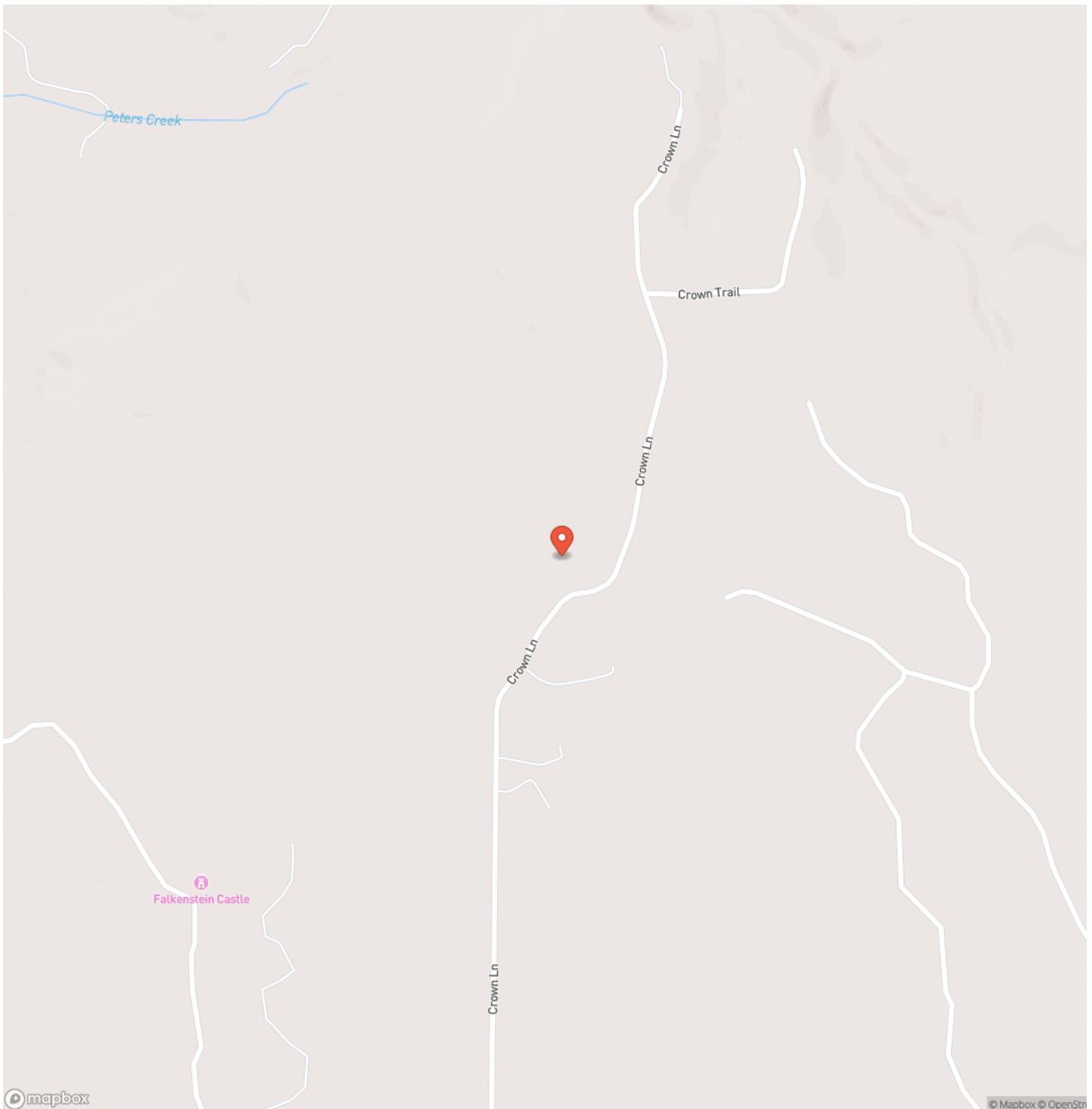
www.RanchRealEstate.com



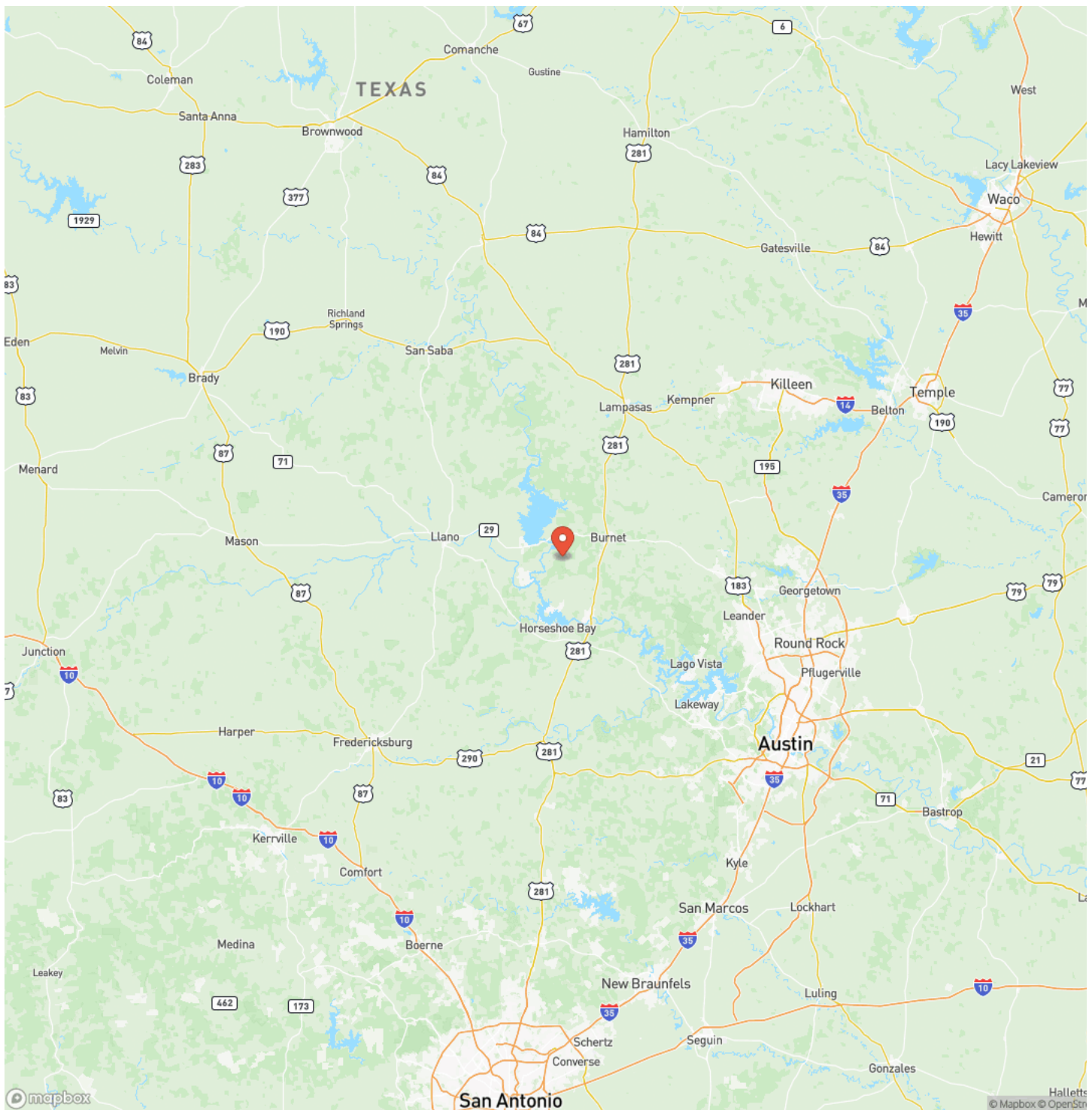
Hilltop Ranchette at Castle View
Burnet, TX / Burnet County



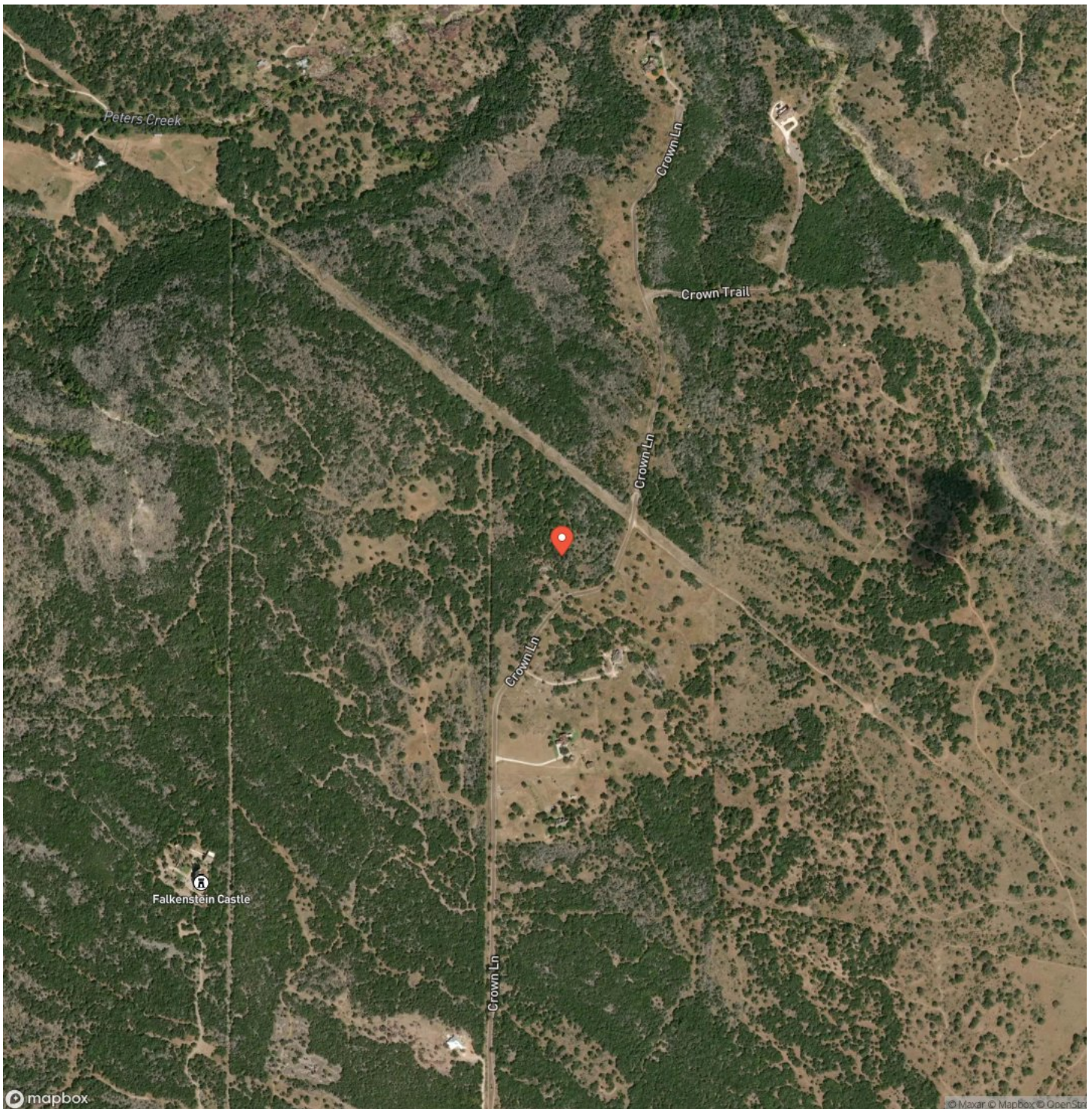
Locator Map



Locator Map



Satellite Map



Hilltop Ranchette at Castle View Burnet, TX / Burnet County

LISTING REPRESENTATIVE

For more information contact:



Representative

Colton Harbert

Mobile

(806) 335-5867

Email

Colton@CapitolRanch.com

Address

City / State / Zip

Bastrop, TX 78602

NOTES

[illegible]

MORE INFO ONLINE:

www.RanchRealEstate.com

This image shows a blank sheet of white paper with horizontal ruling lines. The lines are evenly spaced and run across the width of the page. There are no margins, text, or other markings on the paper.



DISCLAIMERS

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Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.



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