6.7 Acres | Live Water Farms | S2 L1 Lake Pool Road Shepherd, TX 77371

\$134,900 6.700± Acres San Jacinto County









6.7 Acres | Live Water Farms | S2 L1 Shepherd, TX / San Jacinto County

SUMMARY

Address

Lake Pool Road

City, State Zip

Shepherd, TX 77371

County

San Jacinto County

Type

Undeveloped Land

Latitude / Longitude

30.523299 / -94.977155

Acreage

6.700

Price

\$134,900

Property Website

https://homelandprop.com/property/6-7-acres-live-water-farms-s2-l1-san-jacinto-texas/73792/









PROPERTY DESCRIPTION

Live Water Farms is now available! Take your pick from several sizes and locations with paved road frontage. These properties back up to "Big Creek" - a truly unique live water creek for a year round water feature, attracting natural wildlife. Lightly restricted to ensure maintenance and quality. Easy access to Hwy 59 for commuting and close to the quaint town of Shepherd. Wooded in native species with some HUGE Magnolias and other hardwoods scattered throughout. This is the perfect location for a weekend hangout spot or your forever home. You won't find another offering quite like Live Water Farms!



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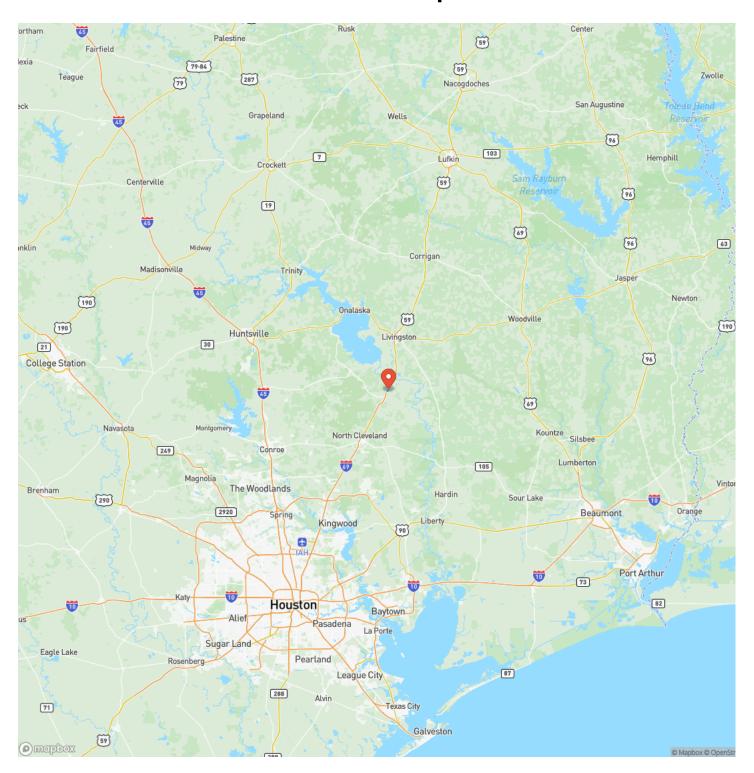


Locator Map





Locator Map





Satellite Map





6.7 Acres | Live Water Farms | S2 L1 Shepherd, TX / San Jacinto County

LISTING REPRESENTATIVE For more information contact:



RepresentativeRobbi Flack Langley

Mobile

(936) 295-2500

Email

robbi@homelandprop.com

Address

1600 Normal Park Dr

City / State / Zip

Huntsville, TX 77340

| <u>NOTES</u> | | |
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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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