

\$7,999 - Lot 1 Holly Springs Drive, Hilltop Lakes

MLS® #24017459

\$7,999

Bedroom, Bathroom,
Land on 0.41 Acres

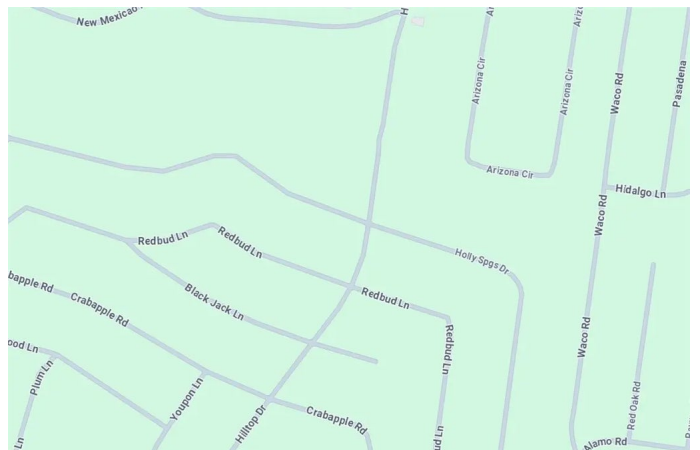
Other, Hilltop Lakes, TX

This corner lot is nestled in the northern portion of the Hilltop Lakes community, a 4,400-acre resort approximately 35 miles from College Station, home to Texas A&M University, and within a two-hour drive from Austin, Houston, and Dallas. Sitting on 0.41 acres, this lot provides a spacious canvas for your dream home, vacation retreat, or investment property.

As part of Hilltop Lakes, you will enjoy access to an impressive array of community amenities, including an 18-hole golf course, a swimming pool, an equestrian center, tennis courts, and a miniature golf course. For recreation, the community features five fishing and boating lakes, playgrounds, picnic areas, and an RV park. Additional facilities include a restaurant and bar, a post office, meeting rooms, and a paved, lighted airport.

Hilltop Lakes boasts very low property taxes and a modest monthly homeowners association fee of \$58, which covers access to all these amenities. With no initiation fees and no strict timeline for building, this lot provides flexibility for investors, homebuilders, or those seeking a second home.

Utilities such as electricity and water are available, and the lot will require a septic system for wastewater management. The community offers a peaceful lifestyle with added security from local EMS and fire



departments, making it an attractive choice for anyone looking for a serene getaway.

Don't miss this opportunity in the sought-after Hilltop Lakes community!

Essential Information

MLS® #	24017459
Price	\$7,999
Acres	0.41
Type	Land
Sub-Type	Unimproved Land
Status	Active

Community Information

Address	Lot 1 Holly Springs Drive
Area	Other
Subdivision	Other
City	Hilltop Lakes
County	Leon
State	TX
Zip Code	77871

Amenities

Amenities	Maintenance Grounds, Management, Pool
Pool	Community

School Information

District	Normangee
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Additional Information

Days on Market	328
HOA Fees Freq.	Monthly

Listing Details

Listing Agent	Megan Bock
Listing Office	Real

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