

\$114,000 - 9264 Stetson Drive, Normangee

MLS® #25006137

\$114,000

Bedroom, Bathroom,
Land on 2.11 Acres

Other, Normangee, TX

Superb country homestead land with an exceptional location! Whether you are finally ready to move to the beauty and freedom of the country or want to secure that weekend escape from urban life, this land comes loaded with hard-to-find value, charm, and location. Part of a limited release from the Stetson Range subdivide, this 2.11+/- acre tract is already prepared for your vision to become a reality at your direction, no matter how soon. The land comes complete with electric utilities available at the rear property line, fiber optic high-speed cable, and water meter install at the frontage! The property comes fully perimeter fenced with high-quality 4-board equestrian fencing along the frontage and 2 x 4 no-climb welded horse fencing along the other three perimeter lines. The land has nice hardwood oak trees, among other species, with general homesite locations cleared but with enough surrounding ground cover left for owners to shape their desired level of seclusion. The location is rare and highly desired. Located within a very easy two-hour drive or less from Houston, Dallas, and Austin city limits, yet an easy drive to the shopping, action, and entertainment of SEC country in College Station! The property is further enhanced by rare nearby recreational features, such as swimming, fishing, golfing, hunting, lodging, and much more, accessible with independent private membership all mere



minutes away. Additional land available;
contact an agent for further details.

Essential Information

MLS® #	25006137
Price	\$114,000
Acres	2.11
Type	Land
Sub-Type	Agriculture
Status	Active

Community Information

Address	9264 Stetson Drive
Area	Leon
Subdivision	Other
City	Normangee
County	Leon
State	TX
Zip Code	77871

Amenities

Utilities	Electricity Available, High Speed Internet Available, Propane, Phone Available, Water Available
Waterfront	None

Exterior

Lot Description	Corner Lot, Trees Large Size, Trees, Wooded
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School Information

District	Normangee
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Additional Information

Days on Market	156
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Listing Details

Listing Agent	William Hartmann
Listing Office	Keller Williams Realty B/V

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