

MLS #: R105906A (Active) List Price: \$899,000 (14 Hits)

412 Beavers Lane Uvalde, TX 78801



Style: 1 Story, Traditional
Rooms: 12
Bedrooms: 5
Full Baths: 4
Half Baths: 0
Apx Year Built: 1995
Apx SqFt: 5568
SqFt Source: CAD
Garage: 2 Car
Condition: As Is
For Sale: Sale
Price Per SQFT: \$161.46

County: Uvalde
Subdivision: Trailwood
School District: UCISD
Zoning Code: Residential
Apx Acreage: 11.53
Land Size Apx SqFt: 502246.80
Land Dimensions:
FEMA Flood Zone:
Road Surface: Asphalt, Dirt, Private

Tax ID #: 30119;19792

Tax Year: 2017

Taxes Total \$: 13950.00

Legal Desc: C6400 TRAILWOOD SUBDIVISION LOT 1,2 6.0; A0309 ABSTRACT 0309 SURVEY 73 A-309 S-73 5.53

HOA: **Assoc Dues \$:**

Deed Restrictions:

Home Warranty:

Room List: Formal Dining, Kitchen, Living, Office, Utility

Utiiy Room: House

Workshop:

Retail Elec Provider:

Gas Company Provider:

Water: Well

Sewer: Septic Tank

Septic Size:

	Dimensions		Dimensions		Dimensions
Living Room		Breakfast Room		Bedroom 1	
Den/Family Room		Office		Bedroom 2	
Game Room		Screen Porch/Sunroom		Bedroom 3	
Kitchen		Master Bedroom		Bedroom 4	

Features: Barn, Ceiling Fan, Fireplace-Wood, Guest House, Pool Below Ground, Porch-Front, Porch-Side, Porch-Back, Porch-Covered, Satellite Dish, Security System, Sprinkler System, Storage Shed

Appliances: Dishwasher, Disposal, Microwave, Range, Vent Hood, Water Softener

Terrain: Rolling

Water Features:

Construction: Brick/Stone

Foundation: Slab

Siding: Brick Veneer

Roof: Composition, Shingle

Water Heater: Electric

Water Htr Gal:

Heat: Central Electric

Cooling: Central Electric

Windows: Screens, Thermal

Window Treatments: Vertical Blinds, Other-See Remarks

Flooring: Hard Tile, Other-See Remarks

Owner Name: Leroy and Cathy Muniz

Occupancy: Vacant

Showing: Appt Needed, Lockbox

Possession: Closing & Funding

Financing: Conventional, VA Loan

SAC: 3 **Agent Owned:** No

Agency Type: Exclusive Right to Sell

Coop: Both

Seller Pd Expenses: No

Disclosure Statement: Yes

Directions: From Uvalde Memorial Hospital, head south on Puccini Lane. At the end of the lane, turn right onto Beavers Lane. The property will be on the left just down the road.

Public Remarks: Ready to entertain? This elegant estate, set on 11.5 landscaped acres, is an ideal setting! The main house (3500 sq ft) features five bedrooms (3 are en suite), big closets, gourmet kitchen, bar, fireplace, and great views of the meadow-like back yard. Outside, there's a large RV barn and a storage building. And if that weren't enough, there's a 2000 sq ft party house and pool with an outdoor kitchen. This space could easily become an income-producing event center. With soaring ceilings, a huge stone fireplace, commercial style bar, kitchen, his and her restrooms, shuffleboard and pool table (which convey with the sale), it's perfect for any event! Both indoors and out, it is a one-of-a kind property. Best of all, the properties can be purchased separately. Call for details.

Private Remarks:

Display on Internet: Yes

Display Address: Yes

Allow AVM: No

Allow Comments: No

Org LP: \$899,000

List Dt: 11/1/2018

Expr Dt: 5/1/2019

Pndg Dt:

DOM: 2

Listing Office: Riata Realty (#:146)

Main: (830) 591-4430

Fax:

Listing Agent: Linda Koehl (#:116)

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Agent Email: lindakoehl@yahoo.com

Information Herein Deemed Reliable but Not Guaranteed
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