

\$499,000 - 302 Lantana, ConCan

MLS® #1744541

\$499,000

4 Bedroom, 2.00 Bathroom, 2,308 sqft
Residential on 3.63 Acres

None, ConCan, TX

Situated in a prime location nestled within the heart of Concan, this extraordinary property spanning almost 4 acres is an exceptional opportunity. Boasting a furnished 4-bedroom, 2-bathroom main home with a proven rental history, alongside the charming "Cantina" - a 1-bedroom, 1-bathroom guest cabin complemented by a spacious screened porch and a picturesque patio shaded by majestic oaks, this property exudes potential. What sets this property apart are the possibilities it presents. With ample space to accommodate 2-3 additional homes for use as income-generating vacation rentals, the potential for expansion and additional income streams is unparalleled. It's worth noting that the property features 2 water meters, 2 electric meters, a well, and no restrictions, paving the way for a myriad of options for further development and refinement to create multiple rental units. Moreover, the presence of a 50 amp service tailored for recreational vehicles adds to the property's allure. The level land with deep, fertile soil is primed for the addition of a resort-style pool, while the abundance of live oak trees provides natural shade, making it an idyllic setting for guests to enjoy leisurely summer days. This property represents a rare and compelling investment opportunity, offering a unique combination of convenient location, promising rental history, and vast potential for expansion and enhancement. The time to seize this remarkable prospect is now, as opportunities of this caliber are not easily



found. Don't miss the chance to own a property with such versatility and appeal. Act now to secure this exceptional piece of real estate and unlock its full potential for your investment portfolio.

Built in 1986

Essential Information

MLS® #	1744541
Price	\$499,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,308
Acres	3.63
Year Built	1986
Type	Residential
Sub-Type	Single Family Detached
Style	One Story, Traditional
Status	Active

Community Information

Address	302 Lantana
Area	3200
Subdivision	None
City	ConCan
County	Uvalde
State	TX
Zip Code	78838

Amenities

Amenities	None
Parking	Attached
Pool	None

Interior

Interior	One Living Area, Breakfast Bar, Liv/Din Combo
Appliances	Ceiling Fans, Dryer, Refrigerator, Stove/Range, Washer

Heating	Heat Pump
Cooling	Two Central
Fireplaces	Not Applicable
# of Stories	1.0
Stories	1

Exterior

Exterior	Siding
Roof	Metal
Construction	Pre-Owned

School Information

District	CALL DISTRICT
Elementary	Call District
Middle	Call District
High	Call District

Additional Information

Date Listed	January 15th, 2024
Days on Market	659
HOA Fees	0.00

Listing Details

Listing Agent	Starr Matthews
Listing Office	Starr Realty and Ranch

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