

\$99,900 - 171 Flamingo St., Sargent

MLS® #1847637

\$99,900

Bedroom, Bathroom,
Land on 0.51 Acres

Downey Caney Creeek, Sargent, TX

MASSIVE PRICE IMPROVEMENT!!! Escape to the Texas coast with this incredible lot in Sargent, sitting on just over half an acre of land on 3 lots! This property is fully fenced and set up and ready to go with two concrete slabs, giving you plenty of space for multiple RVs or additional outdoor living areas. A massive 30' x 50' covered metal RV carport provides excellent protection from the elements, keeping your setup cool and shaded year-round. Plus, the 12' x 8' storage shed offers the perfect spot to store all your gear, tools, and fishing equipment. With two RV hookups, two water hookups, and two sewer hookups, this property is ideal for hosting guests. Beyond your own slice of paradise, Sargent offers endless opportunities for adventure. A neighborhood park with picnic tables is just around the corner, and multiple boat launches are minutes away, giving you easy access to some of the best fishing waters in Texas. Just a short drive takes you to Sargent Beach, where you can spend your days casting a line, searching for seashells, or simply soaking in the beauty of the Gulf. And when hunger strikes, a variety of local restaurants and food trucks are just down the road, serving up fresh seafood and coastal favorites. For those looking for a seamless move-in experience, the 2020 38ft Jayco RSBS Travel Trailer is available for purchase at an additional cost. Properties with this unbeatable combination of location and amenities are rare-so don't wait! Schedule



your showing today before it's gone!

Essential Information

MLS® #	1847637
Price	\$99,900
Acres	0.51
Type	Land
Sub-Type	Residential Lot
Status	Active

Community Information

Address	171 Flamingo St.
Area	3100
Subdivision	Downey Caney Creeek
City	Sargent
County	Matagorda
State	TX
Zip Code	77414

Amenities

Amenities	Fishing, Playground/Park, Boat Ramp
Utilities	Water System, Electric, Sewer System

Exterior

Lot Description	Improved
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School Information

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

Additional Information

Date Listed	March 6th, 2025
Days on Market	236
Zoning	RESIDENTIAL

Listing Details

Listing Agent	William Boyd
Listing Office	Boyd Realty Group, LLC

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