

# \$749,999 - 315 Simon, Pleasanton

MLS® #1865534

**\$749,999**

3 Bedroom, 2.00 Bathroom, 2,264 sqft  
Residential on 17.14 Acres

unknown, Pleasanton, TX

Peace, Privacy & Possibility. Tucked away behind a private gate and surrounded by fields and farmland, this ranch-style brick home on 17+ unrestricted acres offers the best of both worlds-quiet country living with the convenience of city water and trash pickup. Built in 1994, the 3-bedroom, 2-bath home features a split-bedroom layout, a cozy wood-burning fireplace, a metal roof, and an all-season room perfect for an office, hobby space, or second living area. With fencing and cross-fencing in place, it's ready for your animals and rural lifestyle dreams. Located at the end of a long, peaceful road, this property feels like a hidden retreat while still being totally functional for everyday life. Whether you're looking to spread out, start a small homestead, or simply enjoy some wide open space, 315 Simon is ready to welcome you home.

Built in 1994

## Essential Information

|                |           |
|----------------|-----------|
| MLS® #         | 1865534   |
| Price          | \$749,999 |
| Bedrooms       | 3         |
| Bathrooms      | 2.00      |
| Full Baths     | 2         |
| Square Footage | 2,264     |
| Acres          | 17.14     |
| Year Built     | 1994      |



|          |                        |
|----------|------------------------|
| Type     | Residential            |
| Sub-Type | Single Family Detached |
| Style    | One Story              |
| Status   | Active                 |

### Community Information

|             |            |
|-------------|------------|
| Address     | 315 Simon  |
| Area        | 2900       |
| Subdivision | unknown    |
| City        | Pleasanton |
| County      | Atascosa   |
| State       | TX         |
| Zip Code    | 78064      |

### Amenities

|           |                     |
|-----------|---------------------|
| Amenities | None                |
| Parking   | None/Not Applicable |
| Pool      | None                |

### Interior

|                 |                                                                              |
|-----------------|------------------------------------------------------------------------------|
| Interior        | One Living Area, Separate Dining Room, Atrium, Florida Room                  |
| Appliances      | Ceiling Fans, Chandelier, Washer Connection, Dryer Connection, Built-In Oven |
| Heating         | Central                                                                      |
| Cooling         | One Central                                                                  |
| Fireplace       | Yes                                                                          |
| # of Fireplaces | 1                                                                            |
| Fireplaces      | One, Living Room                                                             |
| # of Stories    | 1.0                                                                          |
| Stories         | 1                                                                            |

### Exterior

|              |           |
|--------------|-----------|
| Exterior     | Brick     |
| Roof         | Metal     |
| Construction | Pre-Owned |
| Foundation   | Slab      |

### School Information

|          |            |
|----------|------------|
| District | Pleasanton |
|----------|------------|

|            |            |
|------------|------------|
| Elementary | Pleasanton |
| Middle     | Pleasanton |
| High       | Pleasanton |

### **Additional Information**

|                |               |
|----------------|---------------|
| Date Listed    | May 9th, 2025 |
| Days on Market | 179           |
| HOA Fees       | 0.00          |

### **Listing Details**

|                |                               |
|----------------|-------------------------------|
| Listing Agent  | Cristal Startz                |
| Listing Office | RE/MAX Southern Estate Realty |

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