

\$199,900 - 712 S Austin, Seguin

MLS® #1891572

\$199,900

3 Bedroom, 1.00 Bathroom, 932 sqft

Residential on 0.38 Acres

SHELBY RIVER, Seguin, TX

ZONED NEIGHBORHOOD-COMMERCIAL!!

Zoning allows for various types of small scale, commercial, retail, personal services, and office uses, but can also be used residentially.

Located just a quarter mile from the bustling town square and located on S. Austin St, which offers incredible commercial visibility for your business! The nicely sized lot (.38 acres) gives you the opportunity to add additional square footage, as needed. If you're looking for an awesome investment opportunity or a place for your business, this price point will be hard to beat!

Built in 1938

Essential Information

MLS® #	1891572
Price	\$199,900
Bedrooms	3
Bathrooms	1.00
Full Baths	1
Square Footage	932
Acres	0.38
Year Built	1938
Type	Residential
Sub-Type	Single Family Detached
Style	One Story
Status	Active

Community Information



Address	712 S Austin
Area	2704
Subdivision	SHELBY RIVER
City	Seguin
County	Guadalupe
State	TX
Zip Code	78155

Amenities

Amenities	None
Parking	None/Not Applicable
Pool	None

Interior

Interior	One Living Area
Appliances	Not Applicable
Heating	Other
Cooling	Not Applicable
Fireplaces	Not Applicable
# of Stories	1.0
Stories	1

Exterior

Exterior	Wood
Roof	Metal
Construction	Pre-Owned

School Information

District	Seguin
Elementary	Jefferson
Middle	Jim Barnes
High	Seguin

Additional Information

Date Listed	August 10th, 2025
Days on Market	77
HOA Fees	0.00

Listing Details

Listing Agent	Wade Goodwin
Listing Office	NB Regal Real Estate

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