

\$320,000 - 3667 County Road 427, Stockdale

MLS® #1909576

\$320,000

2 Bedroom, 1.00 Bathroom, 884 sqft

Farm Ranch on 17.02 Acres

N/A, Stockdale, TX

Charming small acreage tract featuring an older 2-bedroom, 1-bath home with a carport and storage building, conveniently located near SH 123. The mostly cleared property showcases scattering of large oak trees, brush along a wet-weather creek that crosses the site, and perimeter fencing with some minimal cross fencing. The sandy soils are ideal for horses or cattle, making it a versatile and productive piece of land. This tract is perfect for building a new home, with the existing house offering temporary living quarters during construction. The current home can also be repurposed as a guest house, rental, or weekend retreat. Wildlife frequently visit the creek area, and whitetail deer sightings add to the property's rural charm. A producing oil well is situated on the property, with all owned minerals included in the sale. From 2017 to 2023, the oil operation has generated an average income of \$1,818 per year, which covers the current property taxes. An easement has been granted to the oil company for access to the well site. With tremendous investment potential, this tract offers both residential living and recreational opportunities in a peaceful rural setting.

Built in 2007

Essential Information

MLS® #	1909576
Price	\$320,000



Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	884
Acres	17.02
Year Built	2007
Type	Farm Ranch
Sub-Type	Farm/Ranch
Status	Active

Community Information

Address	3667 County Road 427
Area	2800
Subdivision	N/A
City	Stockdale
County	Wilson
State	TX
Zip Code	78160

Amenities

Utilities	Electricity
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Exterior

Construction	Frame
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School Information

District	Stockdale Isd
Elementary	Call District
Middle	Call District
High	Call District

Additional Information

Days on Market	34
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Listing Details

Listing Agent	Janet Davis
Listing Office	Southern Real Estate LLC

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