

BOWNS & ASSOCIATES INC., REALTORS®

P.O. Box 617
UTOPIA, TX 78884

Ranches – Recreational Properties – Commercial – Residential

“Selling the Texas Hill Country For Three Generations”

74+/- Acres

PROPERTY: 74.5+/- acres with frontage on both sides of Mill Creek.

LOCATION: Approximately 9 miles North of Utopia, Bandera County, Texas.

DESCRIPTION:

Nice 2/2 Log Cabin

Tile Flooring

2 Covered Porches

Approved Septic

Private and Quiet

Partial Fencing

Native Pasture Land

Large Oak, Cypress, and scattered Pecan

Nice Views

Spring Box provides Water Source

COMMENTS: This is a fantastic property. Great potential, home sites and more! Abundance of deer and turkey. WILL DIVIDE as 35+/- acres with cabin and creek frontage or 39+/- acres unimproved.

PRICE: \$725,000.00

TERMS: Cash to Seller

AGENT: John McFadin
830-966-6112

‘Let us show you.. The Texas Hill Country’

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