



Facts

Acreage 16.84 Acres

County La Salle

State Texas

Listing Price

Listing #

16.84 Acres situated just south of the city limits of Cotulla. The hottest spot for the Eagleford Shale mineral play. The property fronts on IH 35 at mile marker 61 and Business HWY 81 South. The home and metal building would be ideal for a business and the locattion is excellent with great access and visability.

The property is 15 +/- brush currently under agriculture tax exemption with the exception of the the property where the home exists.

The improvements include:

A beautiful lodge style brick home with a beautiful view (constructed in 2004); 3 bedrooms and 2 Baths Approx 2600+- SF, metal roof, fireplace,large open living, & kitchen, ceramic tile floors, cedar beams in the living room; plantation shutters, yard is fenced, front porch 5 ft x 25 ft, Outdoor kitchen (28 ft x 28 ft)area with built in seating and sink, area,automatic sprinkle system, automactic gate opener

1 bedroom apartment with a recording studio/ office;

40 Ft. x 60 Ft. Metal structure with concrete floor with a 20 Ft. x 20 Ft. enclosure; storage container approximately 10 ft x 60 Ft; Horse pens (25 ft x 40 ft+-); perimeter is fenced with one cross-fence dividing the property;

Water well with submergible pump (100 ft in depth)

Septic system

Pond for horses that can be filled by the 2 inch water line from the water well.

Gallery



Gallery



Gallery

