

Residential Detail



SubType	Beds	Baths	Price	MLS number
Man Hsg	4	2	\$900,000.00	10089098

Legal	Lots 198, 199 & 219, Block 6, Shadybrook East		
Status	Active	Recent Change	Price Change
Exterior	Wood Composition	I.S.D.	Bullard
LotSqFt	143,531	Acreage	3.29
LandDim	L-Shaped	County	Cherokee
Tax/SCE	\$1,973.75	Exemptions	None
City	Bullard	Year Built	1999
Zip	75757	State	TX Zone
X Street	Bandera	Htng/Cooling	CE Heat/Air
StndtFtr	Very spacious home in very good condition.		

261	Palo Duro		
RoadTyp	Subdicsion	Subdiv	Shadybrook
Avl/Pos	@ Closing		

NarrtiveDscrptn

MAJOR IMPROVEMENTS MADE OVER THE PAST YEAR!!! This is a very fine manufactured home dwelling on the plant farm property. For the new owner who wants to reside at the farm this home is excellent. It is in very good condition and quite spacious. It has a woodburning fireplace and a very nice yard in front. The home could also be used as the business office. Being in the Shadybrook Subdivision also gets the owner access to Lake Palestine and other amenities.

Directions: From the intersection of F.M. 344 & F.M. 346, S. on 346 for 2.6 miles to left into Shadybrook East. Left at the fork and then right onto Palo Duro for .2 mi.

H/C SqFt	2,355	FamRoom	No	Water	None	Pool	No
Style	MH-Doublewide	Den	17' x 16.5'	Range	Yes	SecSys	Yes
Stories	1	GameRoom	No	StoveTop	No	LawnSprink	No
Floors	Carpet, Vinyl	Office	No	Oven(s)	Yes	PropTank	Yes
Interior	Sheetrock	Study	14.5' x 10'	HoodVent	Yes	Intercom	No
Foundation	Other	Loft	No	DW	Yes	Grill	No
Roof	Composition Shingle	Laundry	9.5' x 8'	Disposal	No	HOAssoc	Yes
Windows	Single Pane	Breakfast	9' x 7'	Washer	Yes	Dues	\$600.00
#Rooms	14	DR	14.5' x 10'	Dryer	Yes	DuesPer	Annual
MasterBR	18.5' x 13.5'	FormalLR	15.5' x 14.5'	Compactor	No	WaterSup	Southern Utilities
BR#2	14.5' x 10'	OtherRm	Pantry 8' x 4.5'	IceMaker	Yes	AvgWater	\$50.00
BR#3	14.5' x 10'	OtherRm	----	Microwave	No	Sewer	Septic
BR#4	13' x 9.5'	OtherRm	----	#CeilFans	7	ElecCo	Co-Op
BR#5	----	OtherRm	----	#WBFP(s)	1	AvgElect	\$225.00
BR#6	----	OpenPatio	No	#FPInsert	0	GasCo	None
MasterBA	11.5' x 10'	CovdPatio	No	WoodHeat	No	AvgGas	0
Bath#2	7.5' x 5'	Porch	No	Refrig	Yes	PhoneCo	CenturyLink
Bath#3	----	Deck(s)	1,350 sq. ft.	WatSoft	No	CableCo	No
Bath#4	----	Gazebo	11' Diameter	OtherApl	----	SanSer	Private Rural
Bath#5	----	Barn	No	OtherApl	----	HOW	No
HalfBA#1	----	Shop	1,500 sq. ft.	AtticFan	No	Builder	Oak Creek Homes
HalfBA#2	----	StorBldg	480 sq. ft.	Antenna	No	RoadSurf	Asphalt
CarStorage	None	Fencing	None	Satellite	Yes	ADA Acc	No
DoorOpnr	No	OthrStruc	Greenhouses	CentVac	No	Minerals	All Owned
Basement	No	Terrain	Level	Jacuzzi	No	Vegetation	Lawn
Attic	No	Views	Neighborhood	HotTub	No	DeedRestr	Yes
		Kitchen	13.5' x 13'				