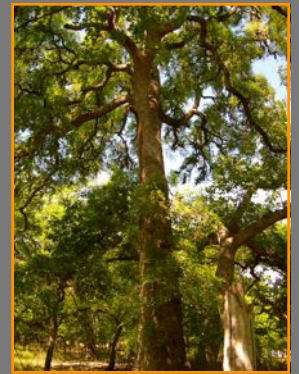


BOWNDS

& Associates, Inc. REALTORS®

The Mounds

5.445± ACRES VANDERPOOL • BANDERA COUNTY \$109,000



Recreational

Opportunity offering
a great potential home site,

TOWERING Shade Trees and

1/2 interest in 0.397±AC

Sabinal River tract

* Information is believed reliable, but is not guaranteed by Realtor®.
Property is subject to prior sale, correction or withdrawal without notice.



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& Associates, Inc. REALTORS®

1223 Main Street
P.O. Box 617
Utopia, Texas 78884

(830)966-6111

Fax (830)966-6107

EMAIL INFO@BOWNDSREALTORS.COM

WWW.BOWNDSREALTORS.COM

ACREAGE : 5.445± acres with 1/2 interest in 0.397±ac Sabinal River Tract. Great Building Site and Recreational Opportunities.

LOCATION : Approximately 1 mile South of Vanderpool, Texas, Bandera County. Towering Shade Trees offer plenty of privacy. Close to all basic essentials. A short drive to Lost Maples State Natural Area and a beautiful scenic drive through the Hills to Garner State Park.

TERRAIN : Level terrain providing for a potential site for building one's dream retirement house or just something simple for a weekend recreational place.

VEGETATION : Native Grasses, an abundant variety of Beautiful Towering Hardwoods and prolific plant community, including but not limited to: Live Oak, Cedar Elm and many more.

WILDLIFE : Prime habitat for free roaming wild game. Including but not limited to: Whitetail, Axis, Turkey and many other species of wildlife native to this area.

DESCRIPTION :

- 1/2 Interest in 0.397± acre Sabinal River Tract
- Widespread Indian Mounds and Artifacts
- State Highway Frontage
- Great Variety of Beautiful Towering Hardwoods
- Potential Building Site

COMMENTS: Prime getaway without having to fight the crowds and beat the summer heat!

PRICE : \$109,000

TERMS : Cash to Seller, Third Party Finance

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