



BEVERS REAL ESTATE

Serving Central Texas



Price: \$40,999 *REDUCED!!*
Type: Acreage (Farm & Ranch)
Address: Sweed Road
City/County: WASHINGTON, Washington County
Acreage: ~4.50 Acres
ID No.: 87294
Listing Name: SWEED ROAD
Status: Active

Located with quick access to Brenham, College Station, and Houston, Sweed Road offers all the charm of country living in a small package. There are many great trees on this wooded tract, along with a great open build site in the back. It also provides approximately 240 feet of paved road frontage and lots of privacy. This property is a blank slate ready to be filled with someone's dreams!

Call Chris Kamprath at 409-594-7730 or email Chris@beversrealestate.com



| Land Features | Other | Financing |
|---|--|--|
| <ul style="list-style-type: none"> ▪ Maint. Fees: \$0 ▪ Paved County Road Frontage ▪ Minerals Conveyed: None ▪ Heavily Wooded | <ul style="list-style-type: none"> ▪ School District: Brenham ISD ▪ Taxes: | <ul style="list-style-type: none"> ▪ Cash ▪ Conventional |
| <p>Directions: Heading North on Hwy 105 from Brenham, turn left on William Penn Road. Make the first right onto Lonestar Road. Follow Loanstar and turn at second right onto Sweed Road. Property will be on the right with Bevers Real Estate sign in front.</p> | | |
| <p>No representations or warranties either expressed or implied are made as to the accuracy of the information herein or with respect to the suitability, usability, feasibility, merchantability or condition of any property described herein. If your property is presently being offered for sale, this is not a solicitation of the listing.</p> | | |