

**H**ODDE

REAL ESTATE CO.

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*Meadow Creek Lane*

WASHINGTON COUNTY, TEXAS

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# 9520 MEADOW CREEK LANE

Chappell Hill, Texas 77426

Approx. 2.88 rolling acres located in the highly desirable Meadows of Chappell Hill. The property features scattered trees, good homesite and nice countryside views. There are protective restrictions in place, underground electric and paved road frontage. Don't judge this property by looking from the road...go ahead and drive on the property and look towards the road and you will truly appreciate the views and all there is to offer.

**ASKING PRICE: \$94,000 REDUCED \$79,500**

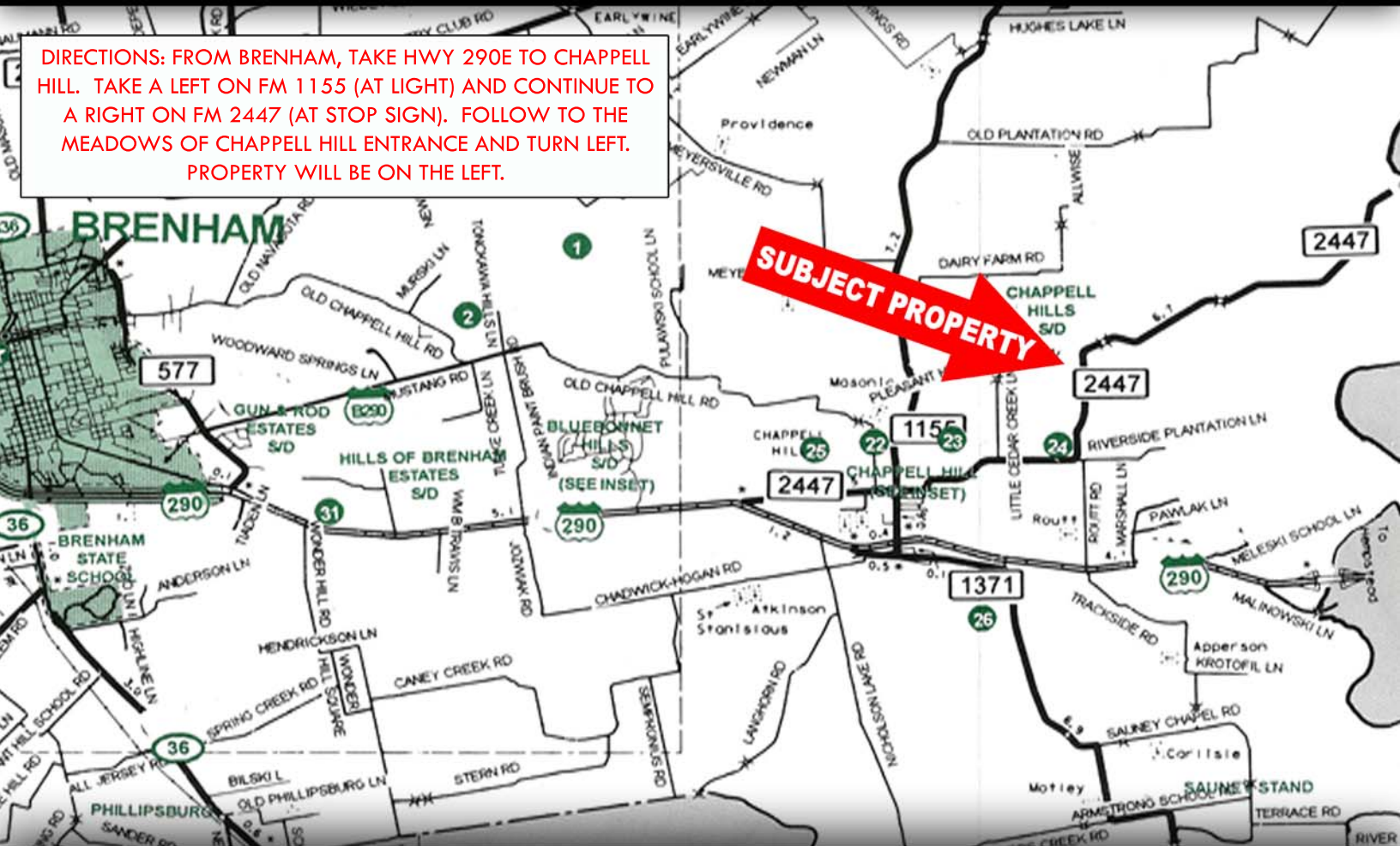
- WASHINGTON COUNTY
- BREHAM ISD
- MINERALS: NONE
- RESTRICTIONS: YES, COPIES AVAILABLE
- EXCLUDED FROM SALE: NONE
- WATER: NONE



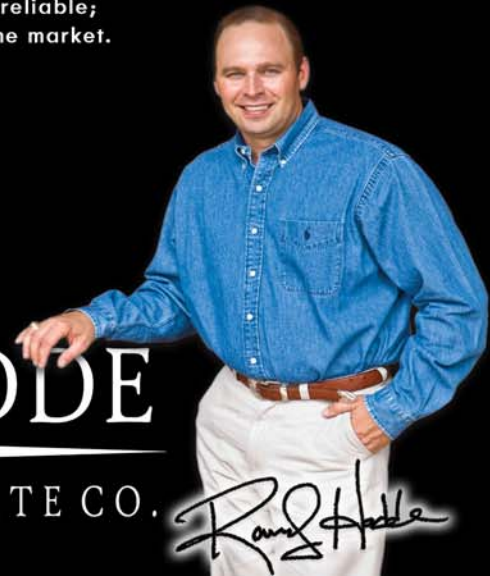
- EASEMENTS: BLUEBONNET ELECTRIC (FOR ELECTRIC ACCESS)
- EST. TAXES: APPROX. \$1193.31 (PER WCAD W/ NO EXEMPTIONS)
- APPROX. 317.55' OF PAVED ROAD FRONTAGE ON MEADOW CREEK LN.
- TERRAIN: ROLLING WITH ELEVATIONS RANGING FROM APPROX 210' TO APPROX 175'



**DIRECTIONS: FROM BRENHAM, TAKE HWY 290 TO CHAPPELL HILL. TAKE A LEFT ON FM 1155 (AT LIGHT) AND CONTINUE TO A RIGHT ON FM 2447 (AT STOP SIGN). FOLLOW TO THE MEADOWS OF CHAPPELL HILL ENTRANCE AND TURN LEFT. PROPERTY WILL BE ON THE LEFT.**



The information contained herein has been obtained from sources that Hodde Real Estate deem reliable; however, cannot guarantee its accuracy. Property is subject to prior sale or withdrawal from the market.



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*Randy Hodde*