

HODDE

REAL ESTATE CO.

Office 979-836-8532

112 West Main St.

Brenham, TX 77833

1HREC #5330-11

ACREAGE
APPROX. 2.356 AC.



LOT 11 - CHAPPELL GROVE

WASHINGTON COUNTY, TEXAS

WWW.HODDERE.COM



Corner lot featuring approx. 2.356 acres with wooded area and private homesite overlooking the wet-weather creek. Located just outside of downtown Chappell Hill with paved county spec road frontage, AT&T fiber internet and no timeline to build.

ASKING PRICE: \$159,500

★ CHAPPELL GROVE LANE
CHAPPELL HILL, TX 77426

★ WASHINGTON COUNTY

★ BRENHAM ISD

★ RESTRICTIONS: YES

★ ACREAGE: ±2.356 AC.



★ EST. TAXES: \$1,205.19 (PER WCAD)

★ MINERALS: NONE TO CONVEY

★ WATER FEATURES: NONE

★ EASEMENTS: AS OF RECORD

ADDITIONAL INFORMATION

- Residential use only
- No Manufactured, Mobile or Modular Homes
- Minimum of 2,500 SF
- HOA Dues - \$500 per lot
- Roads built to Washington County specs for future maintenance
- Underground Electrical Distribution

★ ROAD FRONTAGE: PAVED, COUNTY MAINTAINED ROAD FRONTAGE

★ LOCATED IN CHAPPELL GROVE SUBDIVISION



CHAPPELL GROVE LANE CHAPPELL HILL, TX 77426
DIRECTIONS: FROM THE INTERSECTION OF HWY 290 AND FM 1155 IN CHAPPELL HILL, GO NORTH ON FM 1155 APPROX. 2.5 MILES. CHAPPELL GROVE LANE WILL BE ON YOUR 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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