

30± Acres | Hallettsville, TX | Lavaca County
23783 FM 530
Hallettsville, TX 77964

\$675,000
30± Acres
Lavaca County



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Hallettsville, TX / Lavaca County

SUMMARY

Address

23783 FM 530

City, State Zip

Hallettsville, TX 77964

County

Lavaca County

Type

Farms, Residential Property, Business Opportunity

Latitude / Longitude

29.244601 / -96.682916

Taxes (Annually)

1988

Dwelling Square Feet

1821

Bedrooms / Bathrooms

4 / 2

Acreage

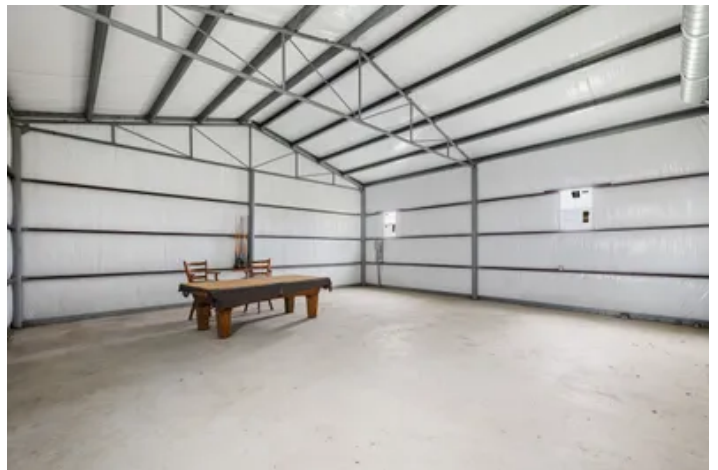
30

Price

\$675,000

Property Website

<https://tricountyrealestate.com/property/30-acres-hallettsville-tx-lavaca-county-lavaca-texas/114888/>



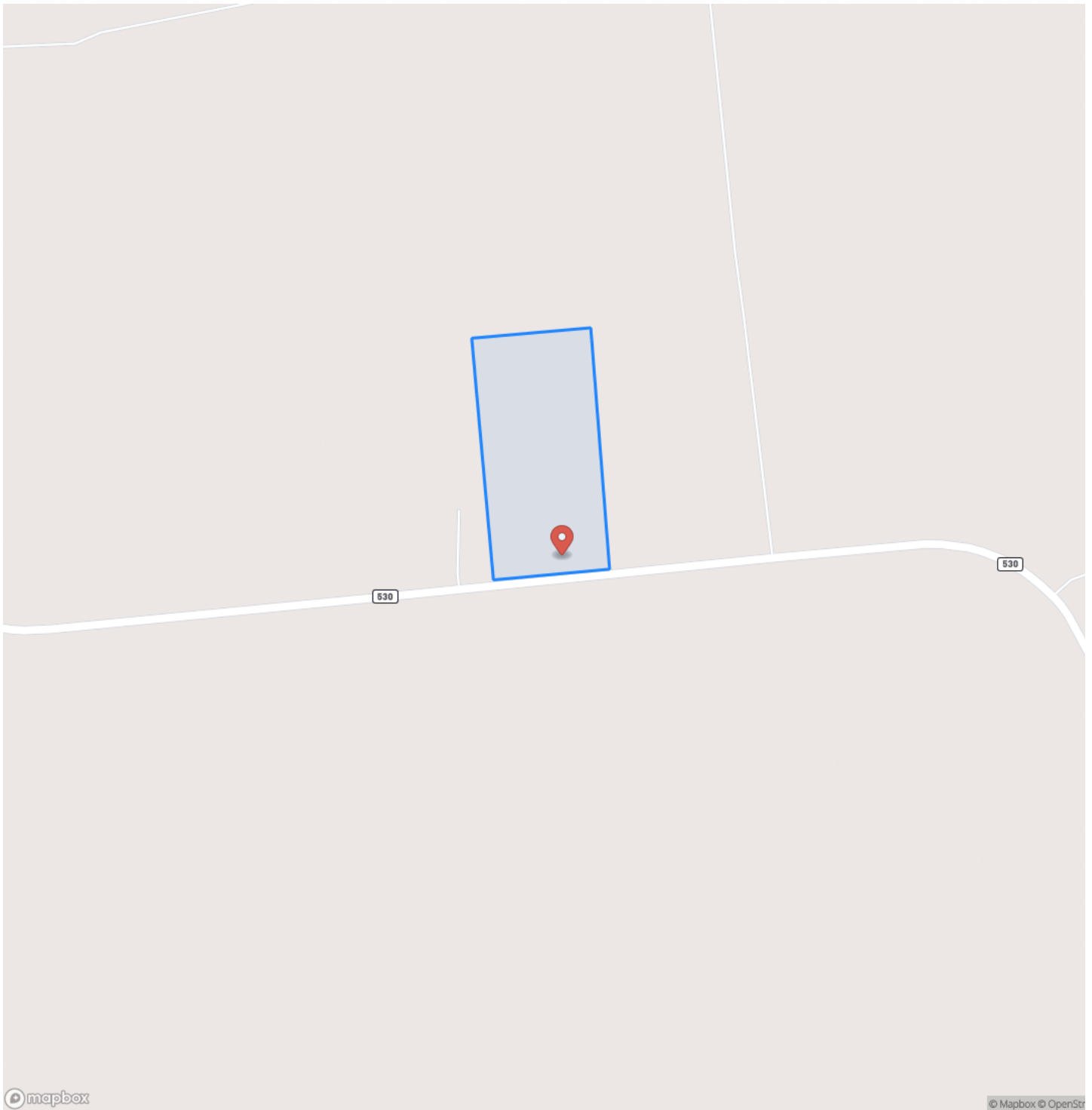
PROPERTY DESCRIPTION

Live where you work. Work where you live! Located along the Lavaca/Jackson County line, this 30± acre property features a 1,821 SF 4BR/2BA ranch-style home, improved Bermuda pasture & exceptional shop space with potential for a home-based or commercial business. Centrally located between Hallettsville, El Campo & Edna, approx. 24 miles south of Hallettsville, with 800'± of FM 530 frontage & 3 culvert entrances. The brick home features a metal roof, double-pane windows, wood-look vinyl plank flooring, wood-burning fireplace, open living/dining/kitchen & 3-car attached carport. The highlight is an 8,200 SF metal building with 4,000 SF enclosed & 4,200 SF of lean-tos. Previously used as a mechanic shop, it offers space for equipment, vehicles, projects, storage or potential business use. Also included is a 1,650 SF detached insulated garage with 900 SF enclosed & 750 SF carport. Ag-exempt pasture is currently used for hay production. This unique property offers plenty of possibilities!

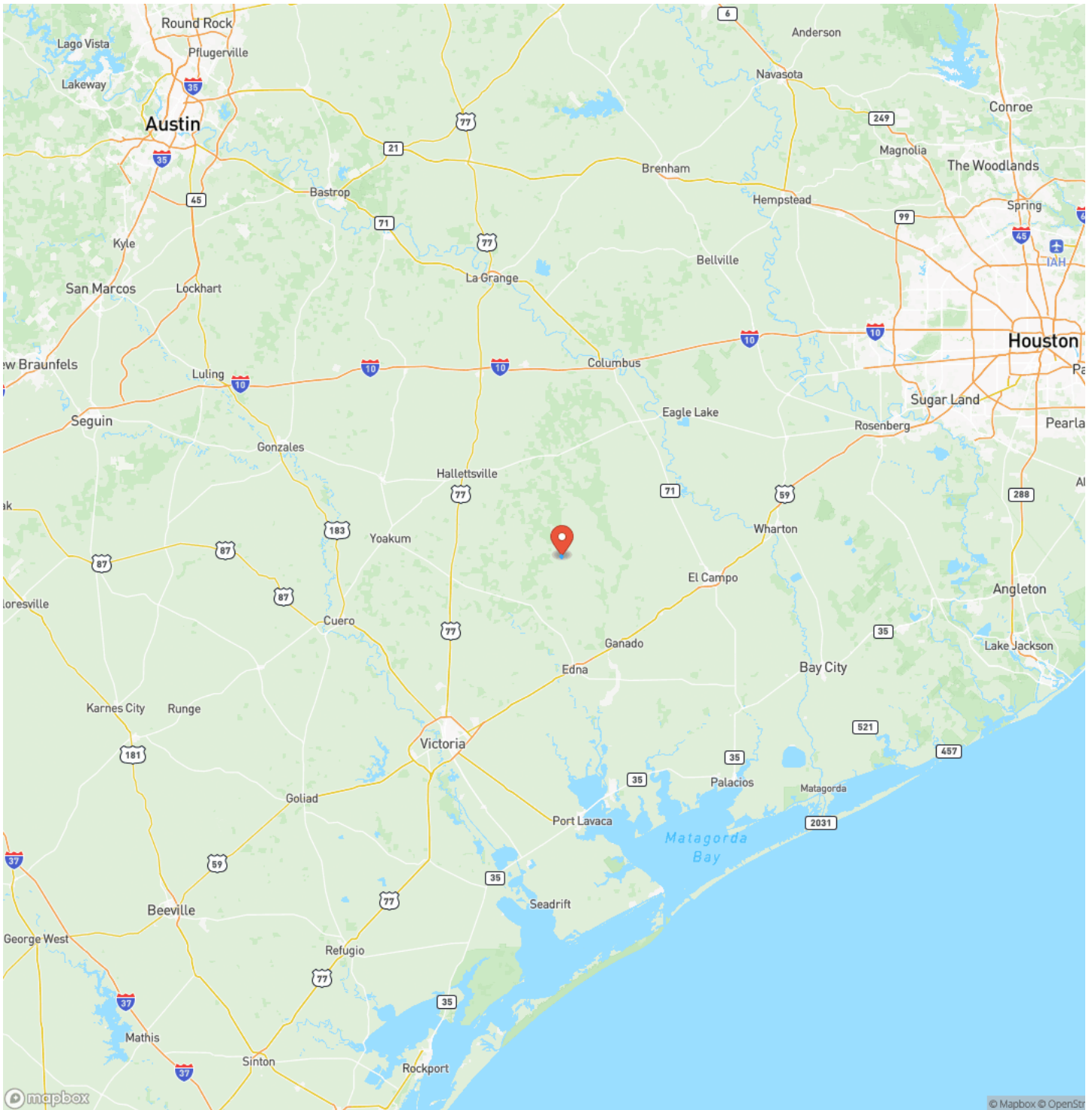
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Locator Map



Locator Map



Satellite Map



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LISTING REPRESENTATIVE

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City / State / Zip

NOTES

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NOTES

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DISCLAIMERS

Information in this brochure is provided solely for information purposes and does not constitute an offer to sell or advertise real estate outside the states in which broker or agent licensed. The information presented has been obtained from sources deemed to be reliable, but is not guaranteed or warranted by the agent, broker, or the sellers of these properties. This offering is subject to errors, omissions, prior sale, price change, correction or withdrawal from the market without notice. All references to age, square footage, income, expenses, acreage, carrying capacity, and land classification, etc. are approximate. Prospective buyers are chargeable with and expected to conduct their own independent investigation of the information and the property and to rely only on those results. Sellers reserve the right to accept or reject any and all offers without liability to any buyer or cooperating broker.

Maps are provided for illustration purposes only, the accuracy is not warranted. Parcels on interactive maps are not adjusted to match aerial backgrounds. This information is for reference purposes only and is not a legal document. Data maps contain errors. The seller and seller's agent are making known to all potential buyers that there may be variations between the location of the existing fence lines and the legal description of the deeded property. Seller and seller's agent make no warranties with regard to the location of the fence lines in relationship to the deeded property lines, nor does the Seller make any warranties or representations with regard to the specific acreage contained within the fenced property lines. Seller is selling the property in an "as is" condition, which includes the location of the fences as they exist. Boundaries shown on the accompanying maps are approximate, based on county parcel data. The maps are not to scale. The accuracy of the maps is not guaranteed. Prospective buyers are encouraged to verify fence lines, deeded property lines and acreages using a licensed surveyor at their own expense.

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