

3+ Acre Scenic Lot in Mt. Lakes

Dickerson Real Estate | 254-485-3621 | pauladonaho@gmail.com



Property Address

4510 Skyline
Bluff Dale, Texas 76433

Property Description

Beautiful lot with character and panoramic view with trees, seasonal waterway, and wildlife galore. This 3+ acres is a great place to build your get-a-way or forever home. Enjoy the relaxed lifestyle, rolling hill country, and amenities that Mountain Lakes Development offers. This property is centrally located within 20 minutes of Glen Rose, Granbury and Stephenville and just an hour from Fort Worth. **For additional information contact Paula at 254-485-3621.**

Location

- Mountain Lakes in Bluff Dale, TX
- 1 ½ hours to DFW Airport
- 30 Miles to Stephenville, TX (Tarleton State University)
- Bluff Dale ISD

Property Features

- 3.386 Scenic Lot by Lake
- Amazing Views Outside the City Limits
- Upscale Subdivision
- Access to Mountain Lakes Community Amenities
 - 2 Private Lakes (1 Recreational & 1 Fishing)
 - Club House, Swimming Pool, & Pavilion
 - Parks, Playground, & Picnic Facilities
- HOA dues: \$295/year

Property Highlights

- Price: \$10,000
- Acres: 3.39
- County: Erath
- State: Texas
- Closest City: Bluff Dale
- Property Type: Residential Land



Paula Donaho
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254-485-3621
150 N. Harbin Dr.
Stephenville, TX 76401
PaulaDonaho.com



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Terrain

- Varied & Wooded

Utilities

- Co-op Water
- Septic Required

Driving Directions

From US 377 take FM 2481 turn left at lighthouse, and right onto Compass Way, Left on Beacon Lake, Right on Skyline, see property on right.

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Skyline Dr

Dr

248 ft

248 ft

183 ft




124220 sqft

276 ft

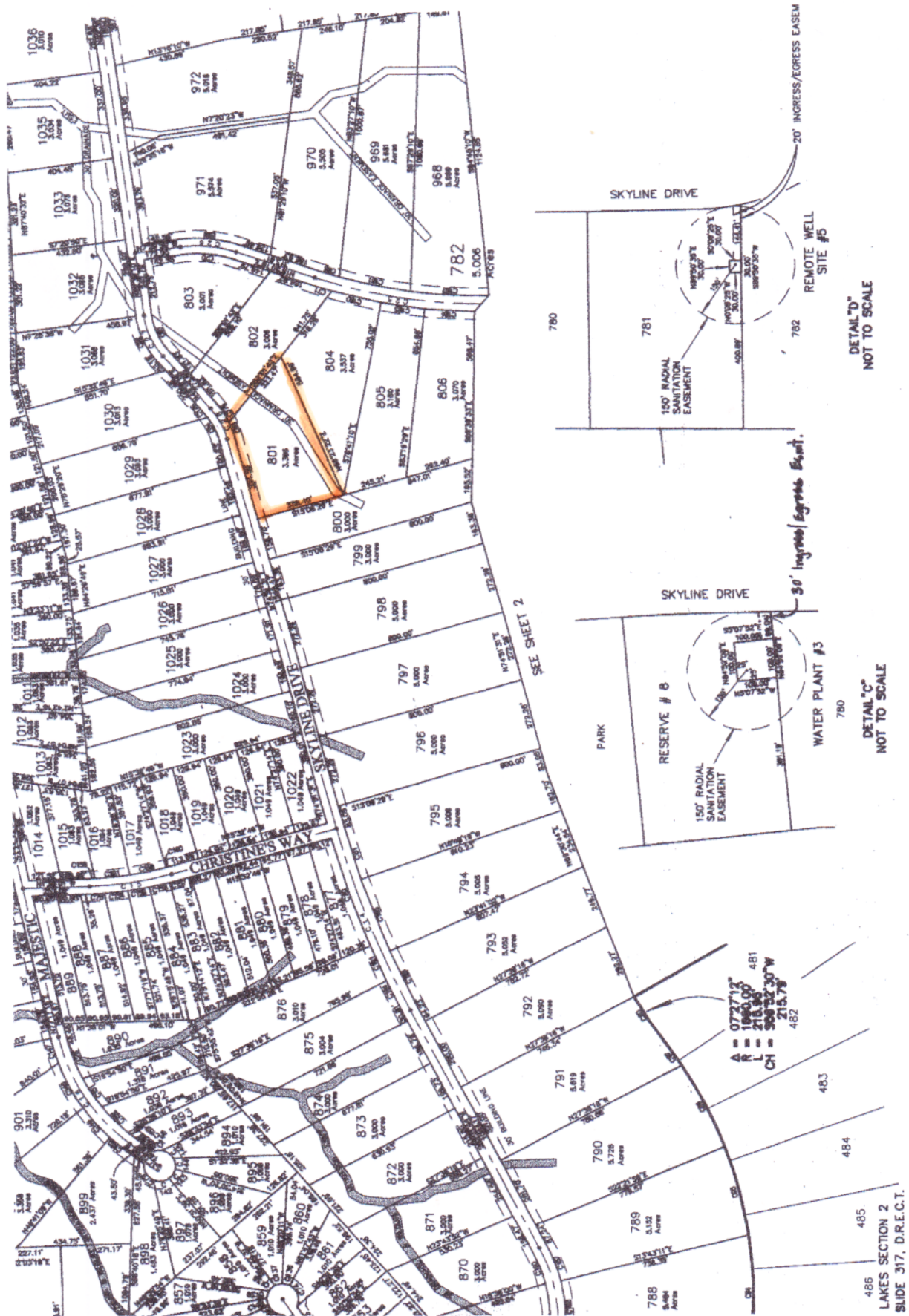
603 ft

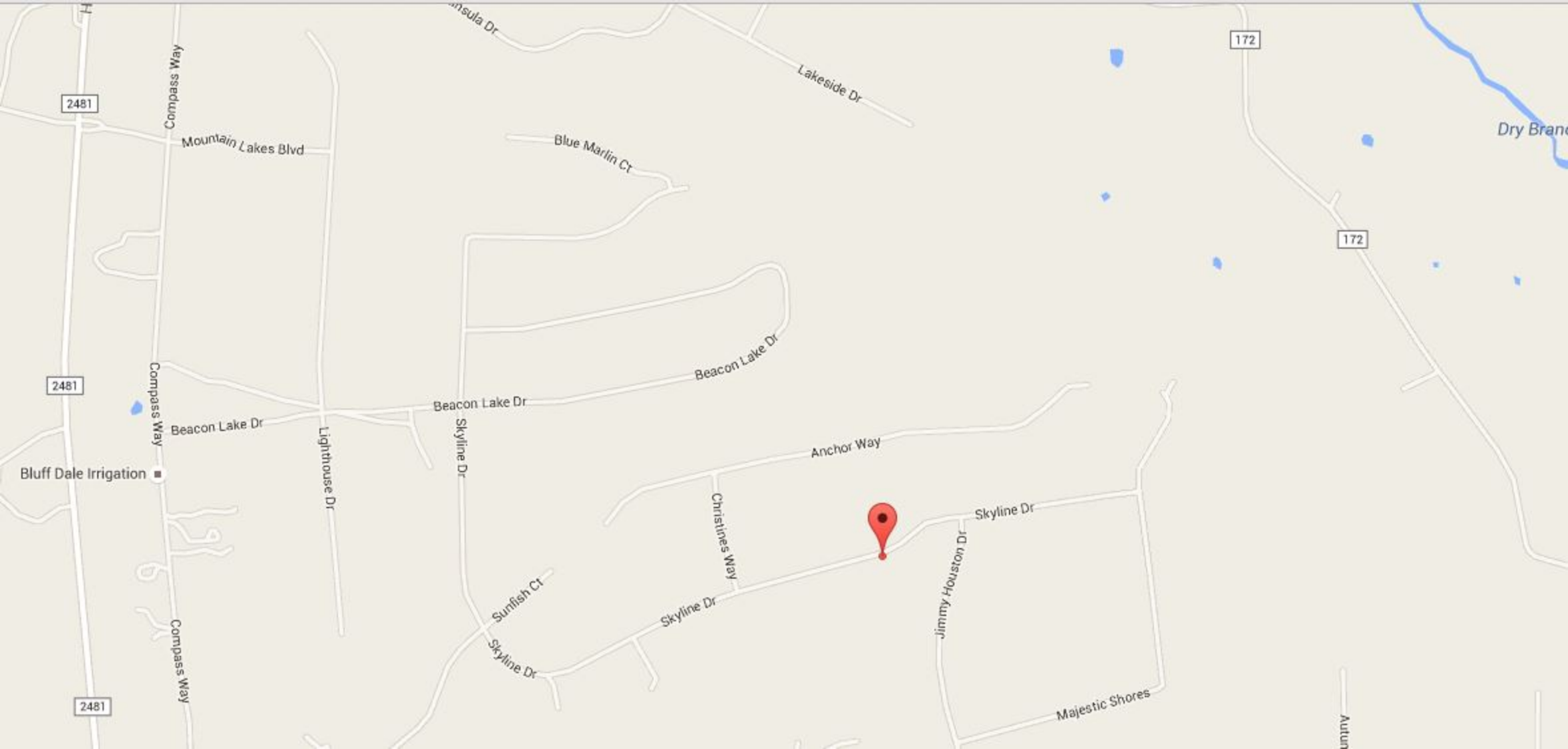
Customer Full - Lots & Acreage

MLS#: 13417467 \$	Active	4510 Skyline	Bluff Dale	76433	LP:	\$10,000
	Category:	Lots & Acreage	Type:	LND-Residential	Orig LP:	\$15,000
	Area:	78/4				
	Subdv:	Mountain Lakes			\$ / Acre:	\$2,953.34
	County:	Erath	Lake Name:			
	Parcel ID:	R000068453	Plan Dvlpmnt:			
	Lot: 801	Block: SEC III	Legal:	ACRES: 3.386	S6762 MOUNTAIN LAKES SECTI	
	Multi Prcl:	No	MUD Dst: No		Unexempt Taxes: \$187	
	# of Lots:		Lots Sold Sep:		Lots Sld Pkg:	
	Road Frontage:		Feet to Road:		Road Asmt:	
	Land SqFt:	147,494 /			\$/Lot SqFt:	\$.07
Acres:	3.386	Lot Dimen:		Subdivided:		
HOA:	Mandatory	HOA Dues:	\$295 / Annual	Will Subdiv:	No	
Crop Retire Prog:		# Lakes:		Pasture Acres:		
Land Leased:		# Tanks/Ponds:		Cultivated Acres:		
AG Exemption: No		# Wells:		Bottom Land Acres:		
		# Wtr Meters:		Irrigated Acres:		
School Dist:	Bluff Dale ISD					
Elementary School:	Bluffdale	Middle School:	Bluffdale	High School:	Stephenvil	
Lot Description:	Acreage, Creek, Heavily Treed, Water/Lake View		Restrictions:	Deed, No Mobile Home		
Lot Size/Acreage:	3 Acres to 4.99 Acres		Easements:	Drainage		
Present Use:	Residential Single		Documents:	Aerial Photo, Plat Approved		
Proposed Use:	Residential Single		Type of Fence:	None		
Zoning Info:	Residential		Exterior Buildings:			
Development:	Plat Approved		Barn Information:			
Street/Utilities:	Asphalt, Co-op Water, MUD Water		Common Features:	Boat Ramp, Campground, Club House, Community Dock, Community Pool, Park, Playground		
Other Utilities:	Septic System Required		HOA Includes:	Full Use of Facilities		
Topography:	Varied		Miscellaneous:			
Road Frontage Desc:	Asphalt		Special Notes:	Aerial Photo, Deed Restrictions		
Crops/Grasses:	Native		Proposed Financing:			
Soil:			Possession:	Closing/Funding		
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Public Driving Directions:						
List Office Name:	Dickerson Real Estate		List Agent Name:	PAULA DONAHO		

Prepared By: DAVE DICKERSON / Dickerson Real Estate on 2017-04-06 11:17

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Bluff Dale Irrigation

Dry Branch

