



"On The Square"
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53.527 Acres ~ Cat Spring, Texas



Nice Farm Located in the Small Community of Cat Spring

Property has a Circa 1935 farmhouse, approximately 1,570 SF with open porch and detached garage, both are of minimal value but would make a good restoration project for the handyman. Perfect for grazing, it is mostly fenced open land with a grove of live oak trees and a nice pond.

Monk# 835

10336 FM 949 ~ Cat Spring, TX

Price \$669,087.50

PROPERTY SPECIFICATIONS

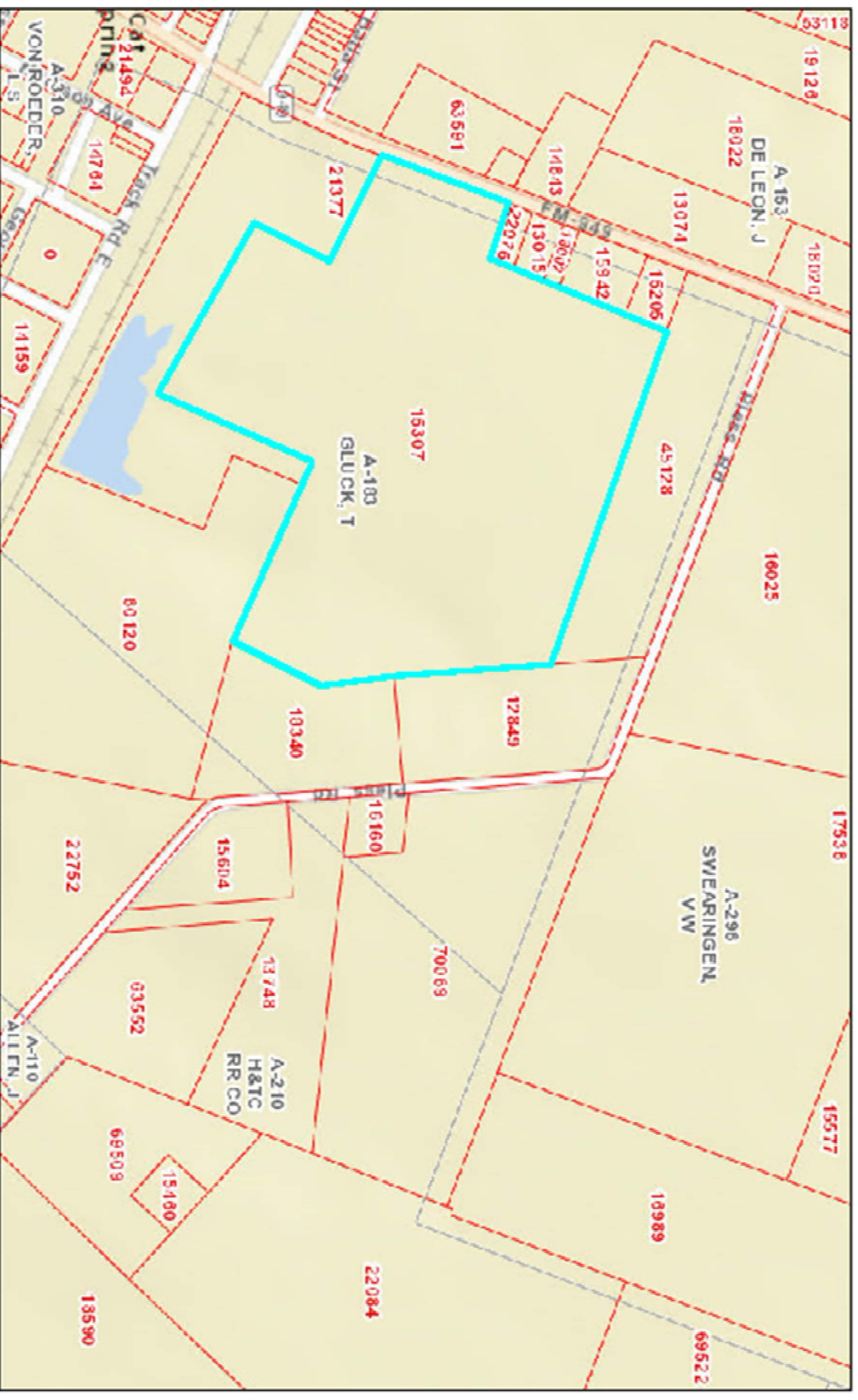
Property	In the Town of Cat Spring	Acreage	53.527	County	Austin
Estimated Taxes	\$1,289.22 (2015 - Ag Ex)	Improvements	Old Farmhouse/Out Bldg	Nearest town	Cat Spring
Minerals	Negotiable	Soil	Sandy	School District	Sealy
Royalties	Unknown	Trees	Live Oak	Hunting	No
Road	Paved Farm to Market	Terrain	Mostly Level	Ponds/Lakes	One Pond
Water	Believed To Have A Well	Grasses	Native	Easements	Utility
Terms	Cash or Conventional	Tax ID# R000015307	TxLS# 94271 MLS# 22529343 Lands of Texas# 2950289		

Directions: From the Austin County Courthouse, take E Main, turn RIGHT onto S Front St, travel approximately 2.10 miles & turn RIGHT onto N FM 2429 for 5.6 miles, turn RIGHT on FM 949 for 10.24 miles. Property is just past Pless Rd on LEFT.

*Specification accuracy is not guaranteed, but approximated to the best of our knowledge.



Map Title



December 28, 2015

Disclaimer: This product is for informational purposes only and has not been prepared for legal, engineering, or surveying purposes. It does not represent an on-the-ground survey and represents only the approximate relative location of boundaries.

- Parcels
- Abstracts
- Lot Lines



Sources: Esri, HERE, DeLorme, USGS, Intermap, increment P Corp., NRCAN, Esri Japan, METI, Esri China (Hong Kong), Esri (Thailand).

Audith County Appraisal District & GIS Consulting - www.audithconsultants.com

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835 - 10336 FM 949 Cat Spring
Austin, Texas, 53.527 AC +/-



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