

TBD Fm 3371, Thornton, Texas, 76687

\$139,900



ACT	3 Beds	2/0 Baths	924 Sq Ft	2020 Built
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Single Residential
MLS #: **1816131**
Type: **Manufacturing**
Style: **One Story**
Garage Parking: **None/Not Applicable**
Subdivision (Common Name):
OUT/LIMESTONE
Subdivision (Legal Name): **A0040**

List Date: **10/14/2024**
List Price: **\$139,900**
Days on Market: **123 / 123**
Total Tax: **\$748.99**

General

Instructions/Directions: **From Thornton head toward S Marshall St. In .7 miles continue on E FM 1246. In 9.6 miles turn sharp left onto FM 937. In 3.6 miles turn right onto FM 3371. In .2 miles arrive at FM 3371**

Area: **3100**

Mapsco Grid:

Block: **NA**

Lot: **NA**

Legal: **A004W J L Chavert-West, ACRES 1**

County: **Limestone**

Subdivision (Common Name): **OUT/LIMESTONE**

Subdivision (Legal Name): **A0040**

Home Faces:

Recent Rehab:

Construction: **Pre-Owned**

New Constr. Est. Completion:

Builder Name: **CMH MANUFACTURING INC**

Neighborhood Amenities: **None**

Accessible/Adaptive Home: **No**

Accessible/Adaptive Details: **N**

Miscellaneous:

Senior Community:

Green Certification:

Green Features:

Energy Efficiency:

School

School District: **CALL DISTRICT**

Elementary School: **Call District**

Middle School: **Call District**

High School: **Call District**

Exterior Features

of Stories: **1**

Exterior: **Siding**

Roof: **Composition**

Foundation: **Pier & Beam**

Garage Parking: **None/Not Applicable**

Additional/Other Parking:

Pool/Spa: **None**

Exterior Features:

Lot Size (Acres): **1**

Lot Description:

Lot Dimensions:

Lot Improvements:

Other Structures:

Interior Features

Interior: **One Living Area**

Inclusions: **Washer Connection, Dryer Connection**

Floor: **Vinyl**

of Fireplaces:

Fireplace: **Not Applicable**

Window Coverings: **All Remain**

Primary Bedroom: **Full Bath**

Primary Bath: **Tub/Shower Separate**

Room Details

Living Room: **(15x15) Main Level**

Kitchen: **(12x10) Main Level**

Primary Bedroom: **(11x12) Main Level**

Primary Bath: **(8x4) Main Level**

Bedroom 2: **(9x7) Main Level**

Bedroom 3: **(12x8) Main Level**

Tax/HOA

Listing Info

CAN#: **M131263**
Certified Tax Year: **2024**
Total Tax (Without Exemptions): **\$748.99**
Taxed by Multiple Counties: **No**
HOA: **None**
Multiple HOA: **N**
(.)

Utilities

Air Conditioning: **One Central**
Heating: **Central**
Heating Fuel: **Electric**
Water/Sewer: **City**
Utility Suppliers:

List Office: **BRAVA Realty - BRCL00 - (830) 660-7954**
- brava.realtor@gmail.com
Days on Market: **123**
Currently Being Leased:
Lease Expiration Date:
Occupancy:
Owner LREA/LREB: **No**
Proposed Terms: **Conventional, FHA, VA, Cash**
Possession: **Closing/Funding**
Contingent Info:
Contract Date:
Closing Date:
Sold Price:
Price per SqFt: **\$151.40**

Office/Sales

Agent Remarks: Agent to verify all measurements, Subdivision and school districts. There is another "house" on the property. Previous owners were wanting to fix it up and live in it. Unsure how far they got in the rebuilding process.

Agent: **Natalie Land, GRI,PSA - 621768 - (830) 660-7954 - brava.realtor@gmail.com; natalie.land.mkt@gmail.com**
List Office: **BRAVA Realty - BRCL00 - (830) 660-7954 - brava.realtor@gmail.com**

Sell Concess:

Concessions in the MLS are negotiable between the buyer and seller, without conditions tied to payment to a cooperating buyer broker. Listed amounts are non-binding, with the seller solely deciding the contribution towards the buyer's expenses during negotiations

Sub Agency Allowed?:

Broker Website:

Contract: **Exclusive Right to Sell**

The compensation and bonus fields have been removed in accordance to the NAR Settlement, which requires compensation information to be excluded in the MLS.

List Date: **10/14/2024**

Expiration Date: **04/11/2025**

Owner: **21st Mortgage**

Owner LREA/LREB: **No**

Preferred Title Company: **5 Star Title**

Phone to Show: **8305567238**

Showing Contact: **ShowingTime**

Lockbox Type: **Combo**

How Sold:

Contingent Info:

Source SQFT Acre:

Sale Terms 2nd:

Amt Paid by Seller - Repair/Improv:

Amt Paid by Seller - Finance-Related:

Amt Paid by Seller - Buyer's Broker Costs:

Amt Paid by Seller - Closing Costs:

Ttl Amt Paid by Seller Towards Closing Costs:

Sold Price per SQFT:

Sold SQFT/Acre:

Sell Points:

Selling Agent 1:

Selling Office 1:

All measurements, taxes, age, financial & school data are approximate and provided by other sources. Buyer should independently verify same before relying thereon.
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The Federal Fair Housing refers to Title VIII of the Civil Rights Act of 1968. This Act, in addition to the Texas Fair Housing Act, protects your right to rent an apartment, buy a home, obtain a mortgage, or purchase homeowners insurance free from discrimination based on Race, Color, National Origin, Religion, Sex, Familial Status or Disability.