

\$2,500,000 - 8301 Fm 487, Florence

MLS® #7779843

\$2,500,000

3 Bedroom, 3.00 Bathroom, 3,059 sqft
Farm on 61.00 Acres

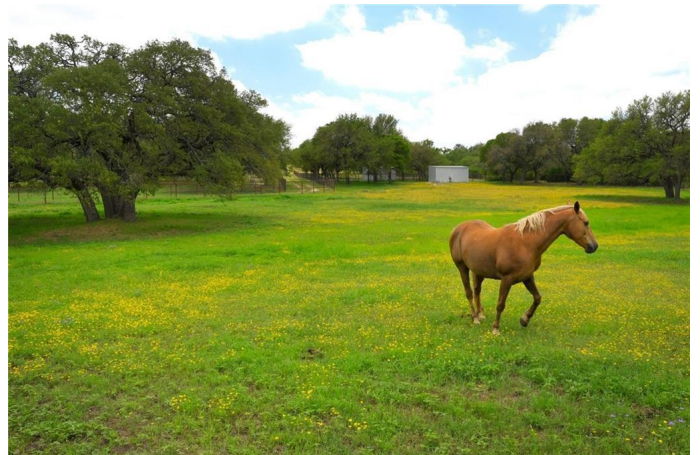
Other, Florence, TX

Equine lovers' dream! Beautiful home and horse facility set on 61 acres in the hill country. Wonderful 3034 sf home w/ primary bedroom on main and backyard oasis featuring in-ground pool. Facilities include 2010 sf detached carport w/ 420 sf enclosed storage, 3750 sf workshop, 54,000 sf riding arena, 3750 sf foaling barn, 4060 sf covered round pen, 3300 sf show barn, 10 ~300 sf loafing sheds and 315 sf well house. Large tank and wet weather creek. Incredible trees and rolling hills. No flood plain. Ag exempt. Chisholm Water. Approx. 1500 ft of paved frontage on FM 487. Conveniently located 2 miles from downtown Florence, 20 minutes to Georgetown/IH-35 and 45 minutes to the Austin airport, giving quick access to the greater Austin area. More land available in adjacent tracts. MOL 60 acres being subdivided out of larger tract. New survey will be required.

Built in 2004

Essential Information

MLS® #	7779843
Price	\$2,500,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	3,059
Acres	61.00



Year Built	2004
Type	Farm
Sub-Type	Single Family Residence
Status	Active Under Contract

Community Information

Address	8301 Fm 487
Area	WW
Subdivision	Other
City	Florence
County	Williamson
State	TX
Zip Code	76527

Amenities

Utilities	Electricity Available, Propane, See Remarks
Features	None
Parking	Covered, Carport, Detached
View	Hills, Creek/Stream, Vineyard, Trees/Woods
Waterfront	Seasonal
Has Pool	Yes

Interior

Interior	Carpet, Tile
Appliances	Dishwasher, Microwave, Oven
Heating	Central, Electric
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room
# of Stories	2
Stories	Two

Exterior

Lot Description	Agricultural, Moderate Trees, Trees Large Size, Views
Roof	Metal
Construction	Masonry
Foundation	Slab

School Information

District	Florence ISD
Elementary	Florence
Middle	Florence
High	Florence

Additional Information

Date Listed	May 29th, 2021
-------------	----------------

Days on Market	139
----------------	-----

Property Listed by: Rival RealtyThe information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Based on information from the Austin Board of REALTORS® (alternatively, from ACTRIS) from October 15th, 2021 at 5:47pm CDT. Neither the Board nor ACTRIS guarantees or is in any way responsible for its accuracy. The Austin Board of REALTORS®, ACTRIS and their affiliates provide the MLS and all content therein "AS IS" and without any warranty, express or implied. Data maintained by the Board or ACTRIS may not reflect all real estate activity in the market. All information provided is deemed reliable but is not guaranteed and should be independently verified.