

\$895,000 - 458 Fm 1600, Cameron

MLS® #539019

\$895,000

3 Bedroom, 2.00 Bathroom, 2,048 sqft
Farm on 40.18 Acres

N/A, Cameron, Texas

Motivated sellers - Bring all offers! Perfect for a country homestead, working farm, rural getaway, and ready for you to make it your own, Ivy Rose Farm is an impressive 40-acre working farm with many potential uses, located just 1 mile south of Cameron. Currently, an equestrian center and goat farm, it features a stunning 14,000 square feet of improvements including approximately 5,950 total sq. ft. of barns on slabs and a 2015 well-maintained mobile home with 2,048 sq. ft., 3 beds and 2 baths. The 40.18 acres are mostly level, sloping down to a tree-lined seasonal creek. Over 30 mature pecan trees adorn the property, in addition to gorgeous oak and elm. There are two large ponds, one of which is spring-fed. The property is fenced and cross-fenced for goats and horses, creating many pastures and pens with coastal and native grasses. The rectangular tract has approximately 700 feet of road frontage on paved FM 1600 and 2,000 feet on caliche CR 222. Water is provided by Salem-Elm Ridge Water Supply in addition to a 25 ft. spring-fed well. Electricity and septic are in place. An array of solar panels produces 3,200 kW per month.

Built in 2015

Essential Information

MLS® #	539019
Price	\$895,000



Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,048
Acres	40.18
Year Built	2015
Type	Farm
Sub-Type	Manufactured Home
Style	Manufactured Home
Status	Active

Community Information

Address	458 Fm 1600
Subdivision	N/A
City	Cameron
County	Milam
State	Texas
Zip Code	76520

Amenities

Utilities	Electricity Available
View	Pond, Creek/Stream, Seasonal View, Waterfront
Is Waterfront	Yes

Interior

Interior	Carpet, Laminate
Appliances	Range
Heating	Central
Cooling	Central Air
# of Stories	1
Stories	One

Exterior

Exterior Features	Horse Facilities, Storage
Roof	Composition, Shingle

Additional Information

Date Listed	April 1st, 2024
Days on Market	175

Listing Details

Listing Office Keller Williams Realty

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