

# **\$875,000 - Tract B 12.365 +/- Ac Myers Creek Road, Dripping**

MLS® #6206855

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## **\$875,000**

4 Bedroom, 3.00 Bathroom, 2,240 sqft  
Residential on 12.37 Acres

Bell Springs Ranches, Dripping Springs, TX

12.365 +/- acre lot to be subdivided in the heart of Dripping Springs and the Lone Star State's beloved Texas Hill Country. Additional acreage available. 4 bedroom/3 bath home that needs renovations or a teardown being sold As-Is. 3 stall barn/shed. Well on property and house is set up with rainwater collection. Rainwater tank and septic on property. Ideally located on a quiet and private road, a few minutes from the highly desirable West Fitzhugh & Bell Springs Road. Beautiful pasture views, flat lot and mature trees. Great for horses. Minimal restrictions. Fenced on three sides. Perfect lot to build your custom dream home. Dripping Springs ISD. Lot is agriculturally exempt, offering very low tax rates. Cattle have been on the property for many years offering great soil. 4 Minutes to Texas Hill Country Olive Company & 12 Fox Beer Company. 14 minutes to Mercer Street in Downtown Dripping. 24 Minutes to Hill Country Galleria. Sign on property. Driveway is just past sign.



Built in 1983

## **Essential Information**

MLS® #	6206855
Price	\$875,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3

Square Footage	2,240
Acres	12.37
Year Built	1983
Type	Residential
Sub-Type	Single Family Residence
Status	Active

### **Community Information**

Address	Tract B 12.365 +/- Ac Myers Creek Road
Subdivision	Bell Springs Ranches
City	Dripping Springs
County	Hays
State	TX
Zip Code	78620

### **Amenities**

Utilities	Electricity Available, See Remarks
Features	None
Parking	Driveway, Detached Carport
# of Garages	3
View	Hills, Pasture
Waterfront	None

### **Interior**

Interior	Laminate, Wood
Heating	Fireplace(s), See Remarks, Wood Stove
# of Fireplaces	1
Fireplaces	Family Room
# of Stories	1
Stories	One

### **Exterior**

Exterior Features	See Remarks
Lot Description	Cleared, Native Plants, Many Trees
Roof	Metal
Foundation	Pillar/Post/Pier

### **School Information**

District	Dripping Springs ISD
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Elementary	Walnut Springs
Middle	Dripping Springs Middle
High	Dripping Springs

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