

**PINECREST ESTATES**

POA MANAGER: Ronnie Smith - President  
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OFFICE HOURS: N/A  
COUNTY: Trinity County, Texas

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DEED RESTRICTIONS: [Click for PDF](#)  
TAX BASE: 2.225  
SUBDIVISION PLAT MAP: [Click for PDF](#)  
YEAR DEVELOPED: 1972  
APPROX. # of HOMES 50+  
APPROX. # of VACANT LOTS: 300+  
MAINTENANCE FEE: ~~\$100.~~ <sup>125-</sup> per lot per year  
UTILITIES: Water/Public, Electric, Septic/Sewer, Gas/Propane  
Street Lights, Fire Hydrants, Paved Roads, Park,  
AMENITIES: Community Pool, Playground, Boat Ramp, Cable TV/Internet  
TYPE OF CONSTRUCTION: Brick, Stone, Wood, Modular, Metal, Vinyl Siding  
MOBILE HOME: Permanent  
AVERAGE HOME PRICE:  
SCHOOL DISTRICT: Trinity ISD  
MILES TO SHOPPING: 3  
MILES TO HOSPITAL 5  
WEBSITE [www.pinecrestestates.net](http://www.pinecrestestates.net)