



THE MOREAU RANCH

4414 Highway 71, Columbus, Texas
\$2,600,000

The Moreau Ranch consists of approximately 122 acres that fronts HWY 71 South of Columbus, TX in the Heart of Colorado County. The Moreau Ranch offers the perfect balance of open land and tree cover with large live oaks, post oaks, water oaks and pecan trees. Built in 1970, the 2,332 square foot single story ranch style home consists of 3 bedrooms and 2 bathrooms. The updated kitchen, 2 living areas, and a large screened-in porch create comfortable spaces to live and relax. This home would make an ideal weekend getaway or is nice enough to be a permanent residence.





122

Acre lot

2,328

Square Feet Home

3

Bedrooms

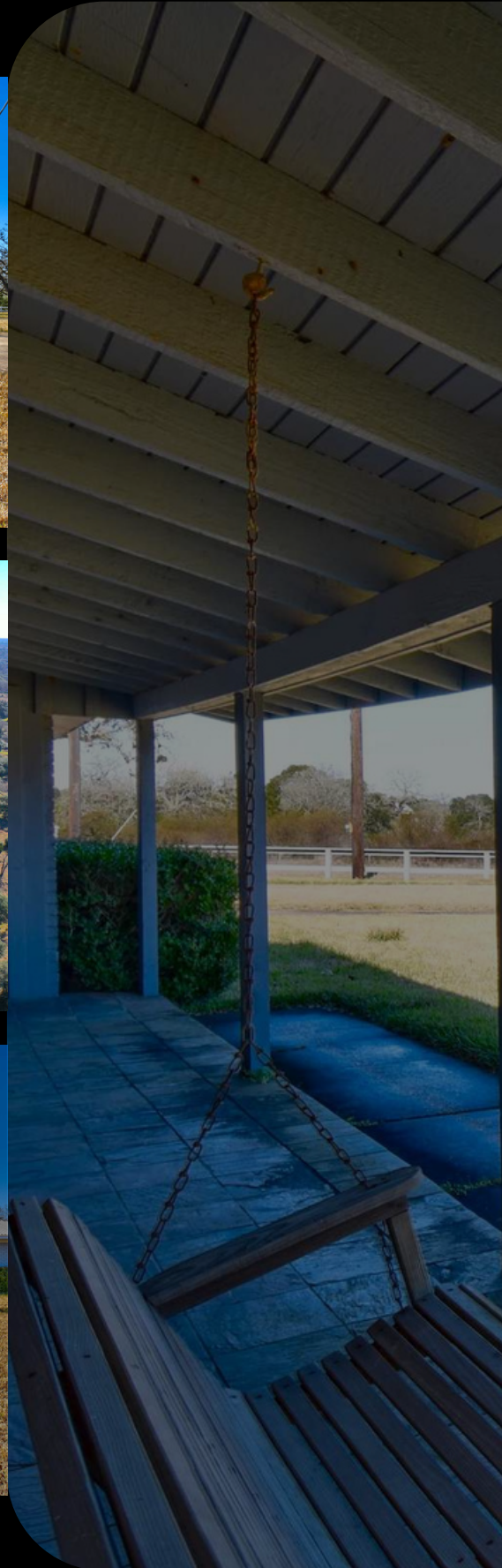


DETAILS

Built in 1970, the 2,332 square foot single story ranch style home consists of 3 bedrooms and 2 bathrooms. The updated kitchen, 2 living areas, and a large screened-in porch create comfortable spaces to live and relax. This home would make an ideal weekend getaway or is nice enough to be a permanent residence. The large equipment barn and shop add a lot of room for storage and housing of tools and farm equipment. There are 2 water wells on the property and barbed wire fencing on all 4 boundaries.

VISUAL ELEMENTS

122 Acres | Columbus County, Texas



INVESTMENT



Krista Upham

Realtor®

210.884.5276

Krista and her family have lived in the heart of the Hill Country where she provides outstanding service to the many landowners, investors and families with her specialized areas of commercial, farm and ranch, and residential real estate. Krista has represented buyers and sellers across the state of Texas. From equestrian facilities to development properties, Krista can advise and guide a buyer or seller in reaching their goal. With her team and network of attorneys, engineers, lenders and appraisers, Krista ensures maximum potential for each client she represents.



John Richardson

Realtor®


713.805.1048

John's expertise through hard work and exceptional personal service led him to start Office Space Advisors, LLC in 1996 with the sole purpose of providing companies with the best service available on their investment properties. John's creative approach to problem solving serves his clients well with his honest and ethical treatment of all is clearly evidenced in his client relationships and properties he represents.



Land | Ranch | Residential | Investment

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