



4151 Farm Market 2666, Shepherd, Tx. AMENITIES:

Automatic Diesel Generator operates +/- 120 Hours per tank

Covered Outdoor Entertainment with Austin Stone Propane Fireplace

Beautiful Wooden Deck with Hot Tub

Oversized 3 Car Garage-Spray Foam Insulation maintains level temperature

Upgraded 2X6 Lumber used in Living Room & Kitchen during construction

Double Paned Argon Windows, Wood Shutter Blinds & Knotty Alder Doors

Living Room 12' Custom Wood Ceilings w/ Beams & Stone Wood Fire Place

Secondary Bedroom mimics Primary Bedroom - Features Aged Barn Wood on Ceiling, Huge Closet, Black Walnut Flooring & Brick Accent Wall

Kitchen features Granite Counters, Travertine Backsplash, Stainless Steele Appliances, Dry Bar, Beverage/Wine Fridge, Pot Filler, Walk in Pantry, Soft Close Doors & Drawers

Dinning Room Beautiful built in Armoire with Travertine accents

Full Baths Large Granite Vanities, Separate Shower & Soaker Tub

All Bedrooms Walk in Closets

Standing Seam Roof, 2 HVAC units (replaced 2023), Water Softener

Automatic Gate Solar panels approx. 2YO & is Fenced & Crossed Fenced

Chicken Coop, Covered Dog Kennel & 100 Yard Shooting Range

Many Live Oak Trees & Roses

Apartment/Mother In Law Suite/Guest House Rents for \$1,200 monthly

Huge Work Shop with Car Lift, Boat & RV Storage (dedicated RV Septic)

Property Abuts to Sam Houston National Forest

Big Creek Scenic Area - Lone Star Hiking Trail +/- 2.5 miles & Wolf Creek Park, Lake Livingston +/- 17 Miles

