

151 RIVER BEND RD (8 CR 257) MATAGORDA TX 77457

METICULOUSLY CARED FOR AS A FAMILY VACATION HOME FOR OVER 39 YRS. THIS IS ONE OF THE GREATEST WATERFRONT HOMES EVER BUILT BY EARL DIBERN. WHEN BUILT IT WAS WAY ABOVE THE STANDARDS FOR WATERFRONT BACK IN THE 1970'S. THIS IS LOCATED ON 75FT OF RIVER FRONTAGE & OVERSIZED LOT! THE HOME INSIDE & OUT HAS BEEN UPGRADED FROM A-Z. NEW ROOF PLACED IN 2021, 2018 STORM SHUTTERS, 2011 COUNTERTOPS, FLOORING, PAINT, DECKING, NEWER FIBERGLASS 2015 BULKHEAD & DOCK DECKING. WONDERFUL ELEVATOR LIFT FOR STAIRLESS ENTRY. AROUND THE HOME IS A MAGNIFICENT WRAP AROUND PORCH & TO TOP IT OFF AN AMAZING SCREENED PATIO SITTING AREA OFF LIVING ROOM TO ENJOY SUNSETS & WATCH THE BOATS. WONDERFUL NON-SLIP COATING APPLIED IN 2011 TO THE DECKING & PATIO. BEAUTIFUL FLOORPLAN WITH KITCHEN OPEN TO DINING & LIVING AREA WITH VAULTED CEILINGS & AMAZING BEAMS.

HOME HAS OVER A 2FT SOLID FOUNDATION SLAB W/PIERS OVER 10FT HIGH. PROPERTY ELEVATION HAS THE FLOOD INSURANCE COST EXTREMELY LOW. THROUGHOUT THE HOME IS FLOOR TO CEILING HEIGHT WINDOWS WITH VIEWS OVERLOOKING THE AMAZING COLORADO RIVER & OPPOSITE SIDE OF HOME EAST BAY.

DOWNSTAIRS IS A HUGE ENTERTAINING AREA WITH 1 BED/BATH, A LARGE 2ND FULL KITCHEN WITH OPEN BAR SERVING AREA, WASHER & DRYER ROOM & DOUBLE GARAGE W/ STORAGE CLOSET WITH AMPLE SPACE. BEAUTIFUL PIER WITH FISH CLEANING STATION & UNDERGROUND LIGHTING TO THE DOCK FOR NIGHT TIME FISHING.

THIS HOME WAS DESIGNED FOR EVERYONE TO GATHER & ALL STAY COMFORTABLE. BEAUTIFUL OVERSIZED MASTER BEDROOM WITH A HUGE MASTER BATHROOM & VANITY AREA. LARGE GUEST BEDROOM & BATH. SUCH AN AMAZING HOME & READY FOR A NEW FAMILY TO ADD TO THEIR FAMILY GATHERINGS & TRADITIONS!