

# \$2,300,000 - 10392 W Fm 476, Poteet

MLS® #1709788

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## \$2,300,000

4 Bedroom, 2.00 Bathroom, 3,000 sqft  
Farms and Ranches on 243.97 Acres

N/A, Poteet, TX

This 243.97 AC Ranch has endless investment potential from a Farm & Ranch Investment to a Development Opportunity, with it being only 25-30 Min to SA, Somerset Schools, 10 min to Poteet, 15 min to Lytle. Paved Road Frontage. Fenced all 4 sides. Scattered Oak Throughout with a Serene Picturesque drive to the back of the property. The front Portion offers grazing or farming possibilities with a 3000SF 4/2/2 carport Manufactured home, fenced yard nestled under large Oak Trees. The back portion includes an Older. vacant 2/2 home that could be restored overlooking a vast amount of open land that backs up to Heavily wooded Oaks & Black Jacks. A large Concrete Floor Barn approx 40x 50 in great condition w/ Electricity. Water Well feeds the Property. Fenced/Cross Fenced. Cattle pens. Possibilities are endless. This is a Must See!



Built in 1985

## Essential Information

ListingFeed	sabor_vow_sold
MLS® #	1709788
List Price	\$2,300,000
Sale Price	\$2,000,000
Sale Date	January 10th, 2024
Bedrooms	4
Bathrooms	2.00
Full Baths	2

Square Footage	3,000
Acres	243.97
Year Built	1985
Type	Farms and Ranches
Sub-Type	Farm/Ranch
Status	Sold

### **Community Information**

Address	10392 W Fm 476
Subdivision	N/A
City	Poteet
County	Atascosa
State	TX
Zip Code	78065-3516

### **Amenities**

Utilities	Electricity, Water, Cable TV, High Speed Internet, Other
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### **Exterior**

Lot Description	Ag Exempt, Cleared, Hunting Permitted, Mature Trees (ext feat), Partially Wooded, Pasture, Raw Land, Wooded
Construction	Other

### **School Information**

District	Somerset ISD
Elementary	Somerset
Middle	Somerset
High	Somerset