

# \$2,750,000 - 1476 Fm 1311 Hext, Menard

MLS® #5146398

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## \$2,750,000

0 Bedroom, 0.00 Bathroom,  
Farms and Ranches on 200.00 Acres

none, Menard, TX

You donâ€™t want to miss out on owning this ultimate Hill Country Retreat along the beautiful San Saba River!

Just 20 minutes from Mason and only a short drive to Austin and Fredericksburg, this 200-acre property features a container home, small container building, vintage hunting cabin, septic, utilities, perimeter fence and a private well. The container home is thoughtfully equipped with all the comforts of home and a gorgeous waterfront view of the Hill Country. Along the riverbank, youâ€™ll find a second container equipped with electricity and a front porch overlooking a serene waterfall draw. The San Saba River is often referred to as one of Texasâ€™ best kept secrets and the one of a kind scenery here is no exception. Whitetail deer, turkey and hogs make this wildlife exempt property the perfect place to hunt, stay or play. Improved roads throughout the acreage make navigation throughout a breeze. Access to the river, hunting blinds, feeders, features and buildings is easy and makes for a peaceful drive around this unique land. The vintage hunting cabin is full of potential with a wood-burning stove and screened porch overlooking the deep water of the river. Mature oaks and wildflowers cover the expansive topography, along with a variety of native foliage.

Whether you want a serene vacation spot, a well-equipped hunting property, or something in between, this one-of-a-kind, 200-acre, riverfront property is the perfect place for you!



## Essential Information

ListingFeed	abor_vow
MLS® #	5146398
List Price	\$2,750,000
Sale Price	\$2,600,000
Sale Date	March 28th, 2024
Bathrooms	0.00
Acres	200.00
Type	Farms and Ranches
Sub-Type	Ranch
Status	Closed

## Community Information

Address	1476 Fm 1311 Hext
Subdivision	none
City	Menard
County	Menard
State	TX
Zip Code	76848

## Amenities

Utilities	Above Ground Utilities, Electricity Connected, Sewer Not Available, Water Connected
View	River
Is Waterfront	Yes
Waterfront	River Front

## Exterior

Lot Description	Moderate Trees, Many Trees
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## School Information

District	Menard Isd
Elementary	Outside School District
Middle	Outside School District
High	Outside School District