

# \$1,399,000 - 1607 County Road 130, Ledbetter

MLS® #7987342

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## \$1,399,000

5 Bedroom, 6.00 Bathroom, 4,205 sqft  
Farms and Ranches on 25.34 Acres

GRBG61-90, Ledbetter, TX

Beautiful Country Home on 25 acres only 12 miles from Round Top! Wide porches wrap around most of the house offering expansive views of pond and countryside. Light-filled home (4205 sf) with 5 bedrooms and 3.5 baths. Living area with vaulted ceiling and floor to ceiling windows brings the outdoors in. The Kitchen was remodeled in 2017 with large island, granite countertops and stainless-steel appliances. Primary Bedroom, bath and closet also updated in 2017. Separate dining room, den, and office/study. Off the long hallway are 2 downstairs guest bedrooms each with a half bath that are connected by bathtub/shower (Hollywood bath). Back staircase up to 2 guest bedrooms and bath. Attached to the house is a 2835 sf air-conditioned, insulated shop which serves as party barn, workshop, garage, and storage. Hot tub included to enjoy the starry night skies. Carport space for 4 cars. Agricultural tax exempt. 97 miles from Houston, 73 miles from Aust



Built in 1957

## Essential Information

|             |                  |
|-------------|------------------|
| ListingFeed | abor_vow         |
| MLS® #      | 7987342          |
| List Price  | \$1,399,000      |
| Sale Price  | \$1,295,000      |
| Sale Date   | March 14th, 2023 |
| Bedrooms    | 5                |

|                |                         |
|----------------|-------------------------|
| Bathrooms      | 6.00                    |
| Full Baths     | 5                       |
| Half Baths     | 1                       |
| Square Footage | 4,205                   |
| Acres          | 25.34                   |
| Year Built     | 1957                    |
| Type           | Farms and Ranches       |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |

### **Community Information**

|             |                      |
|-------------|----------------------|
| Address     | 1607 County Road 130 |
| Subdivision | GRBG61-90            |
| City        | Ledbetter            |
| County      | Fayette              |
| State       | TX                   |
| Zip Code    | 78946                |

### **Amenities**

|            |  |
|------------|--|
| Utilities  | Electricity Connected, Water Connected |
| Features   | None                                   |
| Parking    | Garage, Attached Carport               |
| View       | Pond                                   |
| Waterfront | Pond                                   |

### **Interior**

|              |  |
|--------------|--|
| Interior     | Carpet, Vinyl, Wood  |
| Appliances   | Dryer, Dishwasher, Disposal, Washer, Built-In Electric Oven, Double Oven, ENERGY STAR Qualified Appliances, Gas Cooktop, Tankless Water Heater |
| Heating      | Electric, Heat Pump, Zoned   |
| Cooling      | Central Air, Ceiling Fan(s), Electric, Zoned   |
| # of Stories | 2  |
| Stories      | Two  |

### **Exterior**

|                   |                           |
|-------------------|---------------------------|
| Exterior Features | Lighting                  |
| Lot Description   | Agricultural, Farm        |
| Windows           | Drapes, Insulated Windows |

|              |                 |
|--------------|-----------------|
| Roof         | Metal           |
| Construction | HardiPlank Type |
| Foundation   | Slab            |

### **School Information**

|            |              |
|------------|--------------|
| District   | Giddings ISD |
| Elementary | Giddings     |
| Middle     | Giddings Int |
| High       | Giddings     |