



**1.22 Acres**

**\$299,000**

**Bexar County, Texas**

landresellers.com/properties/fb2eda24994



## Property Details

**Property Types:** Land, Residential, Improvements

**State:** Texas

**County:** Bexar County

**City:** San Antonio

**Zip:** 78263

**Price:** \$299,000

**Total Acreage:** 1.22

**Property ID:** fb2eda24994

**Property Address:** 9470 FM 1346, San Antonio, TX, 78263

**APN:** 328321

**GPS:** 29.420854209061, -98.30107908539

**CCRs:** None

**Association Fees:** None

**Roads:** Paved

**Power:** CPS

**Water:** SAWS

**Sewer:** Septic

**Time Limit to Build:** None

**Taxes:** \$3,200

**RV Policies:** None

**Seller Fees:** Closing Costs

**3 bed**

**2 bath**

**1,532sqft**

**Gated Driveway**

**Covered front/back porch**

**2 separate 2 car carports**

**Detached apartment/in-law suite (~600sqft & 1 bed, 1 bath)**

**1.22 acres**

My property is 1.22 acres along FM 1346 just outside the city limits of San Antonio. Has SAWS water, CPS electric, and a septic tank. The area along FM 1346 & Schuwirth Rd is growing fast, there are new developments on both side of me, just down the road. Zigmont Rd has also recently just finished with new SAWS water lines along the entire street

**Recent renovations:** Jon Wayne AC system, Smart AC system, asphalt driveway

**Detached apartment/in-law suite updates:** Electric & plumbing completely changed out, brand new breaker box, new windows, tankless water heater, new drywall (already taped, mud), flooring ripped up for concrete stain (cheap, easy maintenance for tenants).

**The primary house is move in ready, it requires no work whatsoever. The kitchen & bathrooms are a little dated, but nothing needs to be changed out/fixed. House has a master bed/master bath.**

**The apartment is not move in ready. It is about 70% complete, all that is needed is the bathroom, kitchen, and flooring throughout. The bathroom needs drywall put up and then shower/toilet/sink. Kitchen just needs countertop/sink/cabinets. The flooring is all ripped up and cleaned, it is bare concrete at the moment. I had planned on staining and sealing for a nice concrete floor. I have some primer, paint, drywall, and concrete staining materials that will be included in the sale; maybe ~\$1,500 worth of supplies.**

## Seller Information



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