

# Ranch, Free Standing - Buffalo, TX



## 10605 County Road 272 Road, Buffalo, TX, 75831

Offered at \$1,399,000

42+ acres of cleared, wooded rolling land on county maintained dead end road 6 miles south of Buffalo on I-45. Custom stone, Hardi plank & seamless metal roof. 4 BR 3B front, rear porches & 900sf carport. Kitchen, dining and den 18' cathedral ceiling, remaining 9'. Wood and tile floors, soapstone & granite counters. Barndoors and shutters. 2 Tankless H2O, 2 whole house water filters, pot filler, separate ice maker 6 x 8 foot kitchen island. Master has bubble jet tub and seamless glass walk in shower. Professionally landscaped and irrigation system. 20+ acres still wooded for privacy and or hunting. Property fenced and cross fenced with 4 large paddocks, each with double loafing sheds closed on 3 sides. 3600 sf horse barn with concrete alleyway, feed and tack room. Currently 4 stalls set up with swing out feed/hay troughs and window/doors, could be 8 stalls with an additional over hang. 24 x 60 RV shed on concrete slab 50 amp. 2 storage sheds and carport. Owner/agent.

4 Bedrooms

3 Bathrooms

2,747 sqft

42.02 acre (lot size)

Built: 2012



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