






# RES-Single Family - Ivanhoe, TX

## 2514 County Road 2105, Ivanhoe, TX, 75447

Offered at \$425,000

Do you love the country life? Then take a look at this 3 bedroom, 3.5 bath home on 16.7 +- acres. This 2086 sq ft home with a Muller metal roof, has over 1200 sq ft of porch living, granite counter tops, tankless water heater, two master suites, is energy efficient and has indoor and outdoor fireplaces. The master bath has double vanities, a rain shower with body jets and a large walk-in closet. There is a 30x45 insulated Muller workshop with 14 ft front and rear roll up doors, water, electric and two 20 ft over hangs for RV or boat parking, total under roof is 50x65=3250 sq ft. Property also has several mature trees, two fishing ponds, a creek, fenced pasture and a loafing barn.

	3 Bedrooms
	4 Bathrooms
	2,087 sqft
	16.73 acre (lot size)
	Built: 2015



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