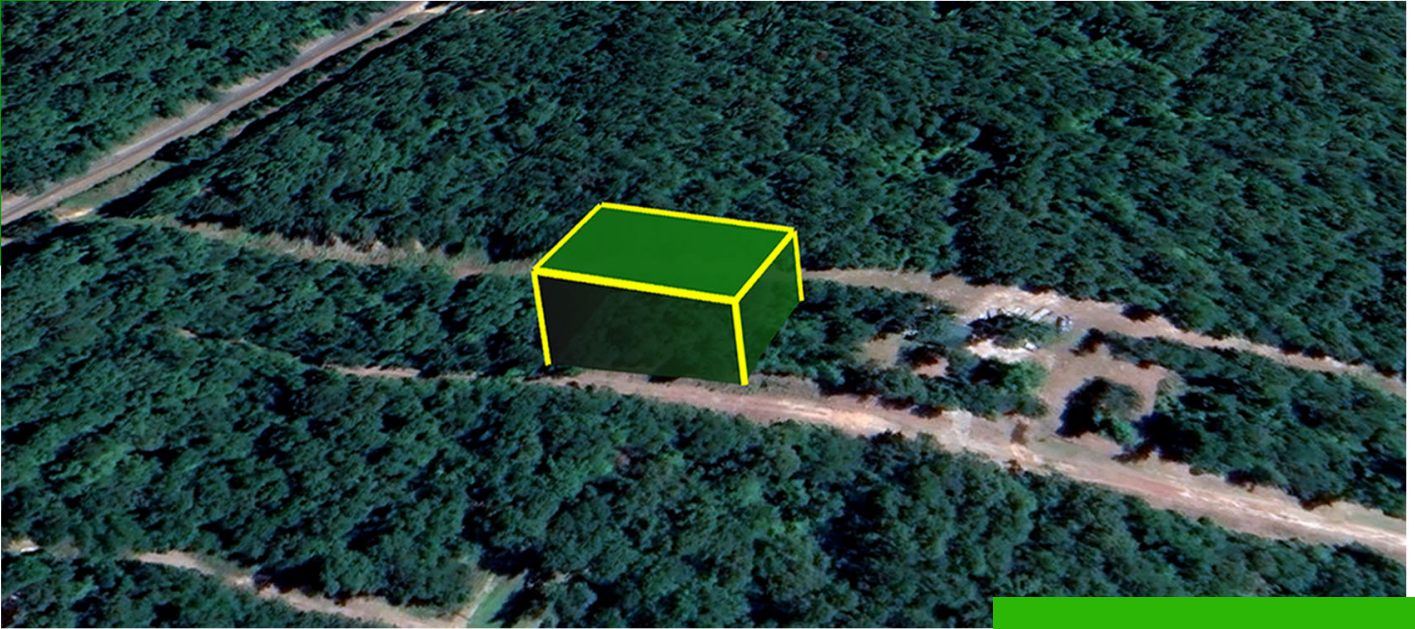


# "0.54-ACRE LOT LOCATED IN JEFFERSON, TEXAS"



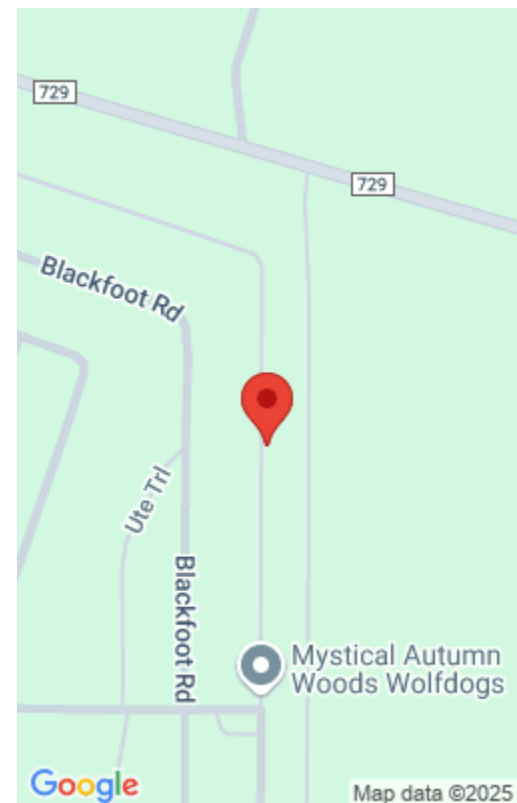
**\$8,000**

**15487 - 0.54 ACRES - TEJAS DR, JEFFERSON, TX 75657**

<https://agtpropertiesusa.com>

This beautiful 0.54-acre lot can be yours for as little as \$200 down! It's just minutes away from the lakeside, located within the Pine Harbor Lake community at Lake O' the Pines, Texas. This property is the perfect spot for your dream home, offering plenty of recreation opportunities, including fishing, boating, and a hunting lodge....

- Texas
- Cash Discount Price, Wholesale
- Available



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## Basics

**Parcel ID:** 15487

**Approx Dimensions:** 203' x 102' x 203' x 102'

**State:** Texas

**Type:** Texas

**Size:** 0.54

**County:** Marion

**Category:** Cash Discount Price, Wholesale

**Status:** Available

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## Property Details

**Cash Price:** 8000

**Term Option 2:** \$250 down, \$250 for 36 months, for a total price of \$9,250

**Google Map Link:** [Driving Directions](#)

**Northwest Corner:** 32.7804, -94.4870

**Southwest Corner:** 32.7798, -94.4870

**Legal Description:** Pine Harbor Sec H Lots 73-76

**Terrain:** Uneven

**Power:** Provided by Southwestern Electric Power Company (888) 216-3523 or Upshur Rural Electric Cooperative (903) 843-2536

**Sewer:** A Septic Tank is Required

**RV Living:** Allowed

**Manufactured Homes:** Allowed

**POA Fees Per Year:** \$80.00

**County Contact Information:** For more information, call Marion County Clerk Office (903) 665-3971

**Term Option 1:** \$200 down, \$200 for 47 months, for a total price of \$9,600

**Term Option 3:** \$350 down, \$350 for 24 months, for a total price of \$8,750

**GPS Coordinates (center) at the road:** 32.7801, -94.4870

**Northeast Corner:** 32.7804, -94.4867

**Southeast Corner:** 32.7798, -94.4867

**Elevation:** 320'

**Access:** Dirt Road

**Water:** Well is Required

**Zoning:** Vacant - Single Family Residential

**Mobile Home Living:** Allowed

**POA:** Pine Harbor POA

**Taxes Per Year:** \$79.00

**Conveyance:** Warranty Deed

