

8 Acres



Great location with 400 feet of frontage on Highway 29. The larger building is currently being leased and used as a church. The two homes on the property are also leased out. The current set up is great as an income producing property or to use for your own business.

**\$875,000**



This information is deemed reliable but is not guaranteed. cc.



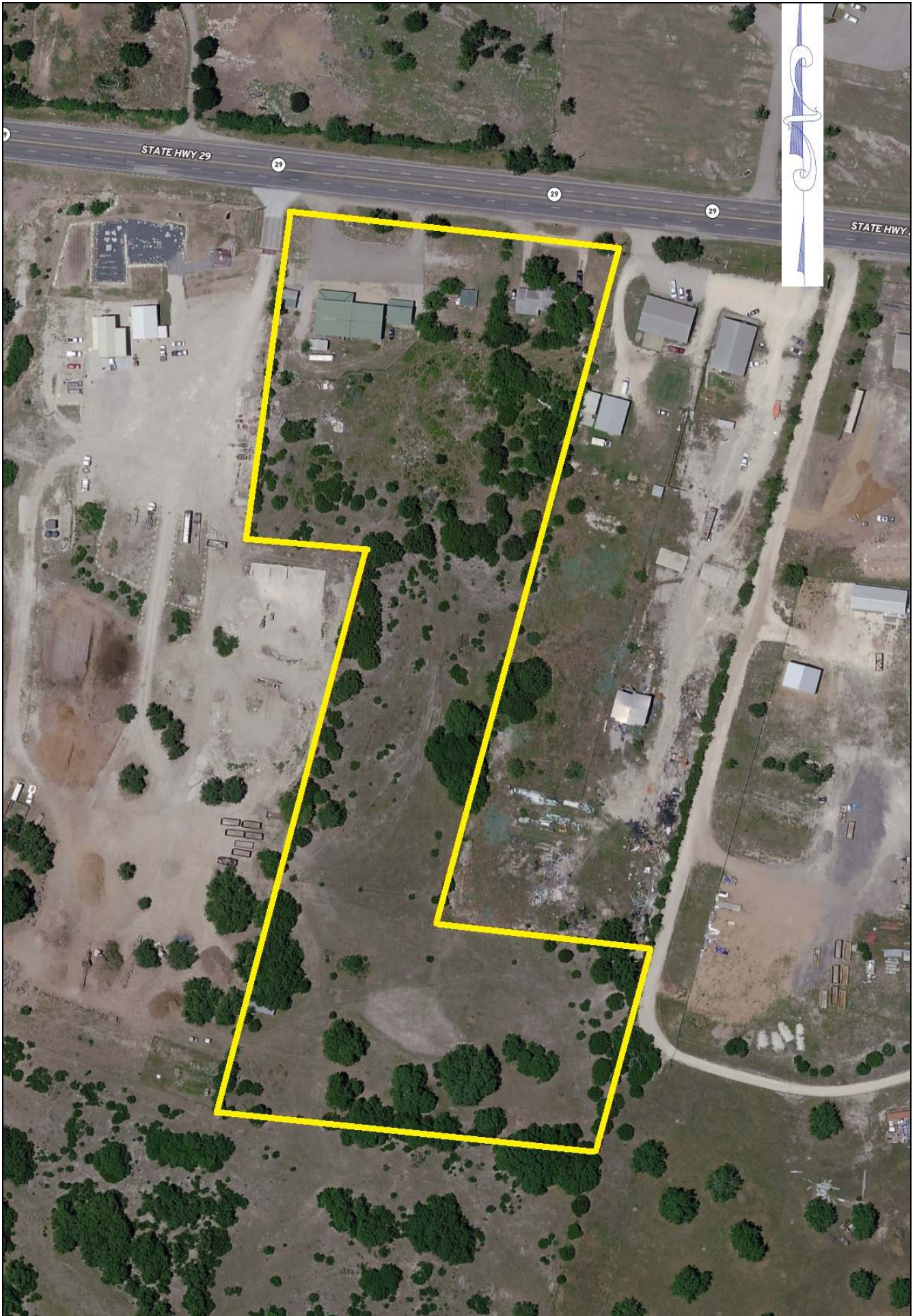
**8 Acres**

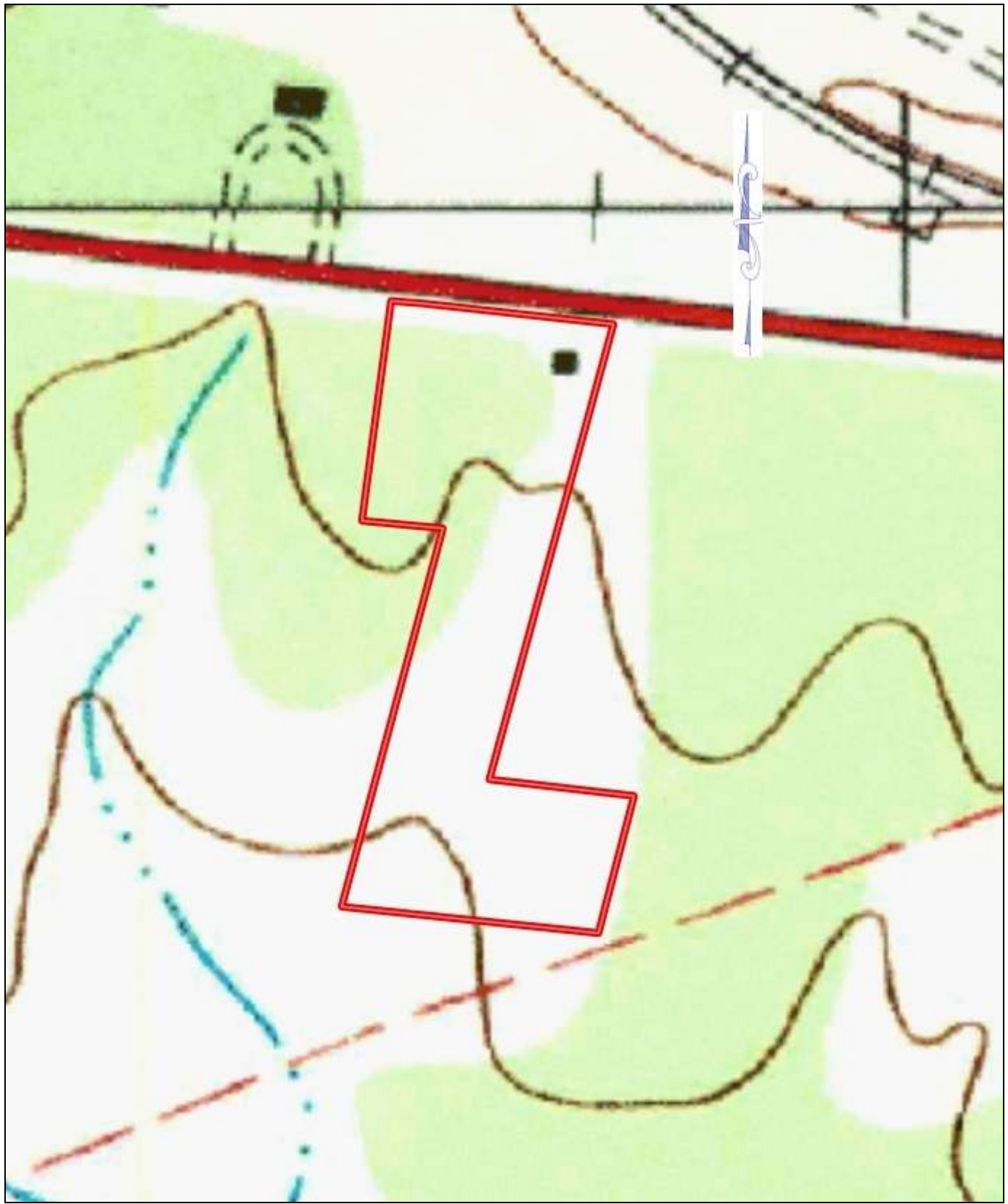


**8 Acres**

**Burnet**

**Bertram**







## Property Summary Sheet

**LOCATION:** 4009 E Hwy 29

**SIZE:** 8+/- acres

**IMPROVEMENTS:**

3,200 sq. ft. Commercial Building

600 sq. ft. Commercial Building

1,050 sq. ft Home

2 Bedroom 1 Bath

299 sq. ft. Home

1 Bedroom 1 Bath

**WATER WELL:** 300ft, 30GPM

**SEPTIC:** 2 septic systems

**FENCING:** Perimeter fenced

**SCHOOL DISTRICT:** Burnet CISD

**TAX RATE:** 1.51%

**RESTRICTIONS:** None

**Approx 400 ft Highway frontage**

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