

LOT 36—5+ ACRES

DEER CREEK ESTATES SUBDIVISION

469 KAHN DR., RIO FRIO, TX 78879



REAL ESTATE IS OUR BUSINESS.....
OUR ONLY BUSINESS!



FEATURES

- *2BD/2BA*
- *1400 sq. ft. per RCAD*
- *5+ ac. Lot*
- *Spacious Bedrooms*
- *Walk-In Closets*
- *Full Utility Room*
- *Lots of Storage*
- *Wood Burning FP*
- *Beautiful Covered Patio*
- *Mountain View*
- *Quiet Country Neighborhood*



Located in a private, 1,000 acre, gated subdivision just 5 miles south of Leakey is where you will find this 2BD/2BA rock and cedar home on 5+ acres. It is the picture of true hill country charm and comfort. The floors are all stained concrete for easy care and it features an open kitchen, living and dining area. A floor to ceiling rock fireplace, flanked by large windows, is the focal point of the living area. Each of the large bedrooms has its own en-suite bathroom and generous walk-in closet. A large utility room provides additional storage and washer and dryer hook-ups. The extra wide, covered front porch is the perfect viewing area to enjoy the abundant wildlife that calls this area home. You cannot see any neighbors and have plenty of privacy to soak in the peace and quiet. If you desire more space, there is an adjacent 5+ acre tract currently for sale.

**FRIO CANYON
REAL ESTATE**

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\$295,000