

\$849,500 - 1539 River Road, ConCan

MLS® #1789776

\$849,500

5 Bedroom, 5.00 Bathroom, 2,545 sqft
Residential on 1.00 Acres

CONCAN OAKS #1, ConCan, TX

Seize the opportunity to own a premier investment property in the stunning Frio River recreation area at Concan, TX. Yellowstone Lodge offers a fully established Short-Term Rental resort with a proven track record of financial success. This remarkable 5-bedroom, 4-1/2 bath comes fully furnished and equipped with all the essentials, including two central HVAC systems, a washer and dryer, comfortable beds in every bedroom, and all the accoutrements. The expansive open-concept living area, kitchen, and dining room create the ideal setting for year-round family gatherings, making it a perfect place for relaxation and connection. Step outside to the large covered front porch, where you can enjoy serene views and fresh air. Just beyond, the inviting 20' x 40' pool and deck area provides a fantastic space for outdoor entertaining and recreation. This property not only serves as your personal vacation getaway nestled in the beautiful Texas Hill Country but also presents a strong income-producing opportunity when you're not enjoying it yourself. Don't miss out on this rare chance to own an exceptional retreat with unlimited potential.

Built in 2015

Essential Information

MLS® #	1789776
Price	\$849,500



Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	2,545
Acres	1.00
Year Built	2015
Type	Residential
Sub-Type	Single Family Detached
Style	Two Story, Texas Hill Country
Status	Price Change

Community Information

Address	1539 River Road
Area	3200
Subdivision	CONCAN OAKS #1
City	ConCan
County	Uvalde
State	TX
Zip Code	78838

Amenities

Amenities	Lake/River Park
Parking	None/Not Applicable
Has Pool	Yes
Pool	Fenced Pool

Interior

Interior	One Living Area, Two Eating Areas, Island Kitchen, Breakfast Bar, Utility Room Inside, High Ceilings, Open Floor Plan, Laundry Lower Level, Laundry Room, Walk in Closets, Separate Dining Room
Appliances	Ceiling Fans, Washer, Dryer, Stove/Range, Refrigerator, Dishwasher, Smoke Alarm, Chandelier, Double Ovens, Disposal, Solid Counter Tops, Vent Fan
Heating	Central
Cooling	Two Central
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room

# of Stories	2.0
Stories	2

Exterior

Exterior	Stone/Rock
Exterior Features	Covered Patio, Mature Trees, Bar-B-Que Pit/Grill, Has Gutters, Partial Fence
Lot Description	1 - 2 Acres, County Vlew, Partially Wooded
Roof	Metal
Construction	Pre-Owned
Foundation	Slab

School Information

District	Sabinal ISD
Elementary	Sabinal
Middle	Sabinal
High	Sabinal

Additional Information

Date Listed	July 1st, 2024
Days on Market	507
HOA Fees	75.00
HOA Fees Freq.	Monthly

Listing Details

Listing Agent	Stephen Watley
Listing Office	Keller Williams Heritage

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