

# \$2,325,000 - 1332 Fm 969, Bastrop

MLS® #2147419

**\$2,325,000**

4 Bedroom, 2.00 Bathroom, 2,390 sqft

Residential on 26.40 Acres

Wilbarger, Josiah, Bastrop, TX

26 Unrestricted Acres | River Bluff |

Ag-Exempt | Near Boring Co., Tesla &  
COTA-OWNER FINANCE AVAILABLE

Rare opportunity to own 26 unrestricted acres on a bluff overlooking the Colorado River. Much of the land is outside the 100-year floodplain. Ag-exempt for low taxes and future development potential. Located just 5 minutes from the Boring Company and an easy commute to downtown Austin, Tesla Gigafactory, and COTA.

Drivable access to river's edge

Large coastal field ideal for grazing

Corrals, pole barn, outbuildings, and cross fencing included

Historic home with custom cedar cabinets and hand-carved cedar countertops

Some remodeling completed—ready for your finishing touches

Private, scenic, and full of potential. Contact agent for additional property details and history of the home.

Built in 1978

## Essential Information

MLS® # 2147419

Price \$2,325,000



Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,390
Acres	26.40
Year Built	1978
Type	Residential
Sub-Type	Single Family Residence
Status	Active
Has Pool	Yes

### **Water Feature/View**

View	City,Pool,Pasture,River,TreesWoods,Colorado River
Is Waterfront	Yes
Water Body	Colorado River

### **Community Information**

Address	1332 Fm 969
Area	BA
Subdivision	Wilbarger, Josiah
City	Bastrop
County	Bastrop
State	TX
Zip Code	78602

### **Amenities**

Utilities	Above Ground Utilities, Electricity Connected, Natural Gas Not Available, Propane, Phone Available, Water Available, Water Connected
Features	None
Parking	Additional Parking, Gravel, Outside

### **Interior**

Interior	Laminate, Tile
Appliances	Cooktop, Dishwasher, Disposal, Double Oven, Electric Oven, Electric Water Heater
Heating	Central, Electric
# of Fireplaces	1
Fireplaces	Gas Log, Living Room, Propane
# of Stories	1

Stories                      One

**Exterior**

Exterior Features      Garden, Private Entrance, Private Yard  
Lot Description        Agricultural, Trees Large Size, Views, Garden, Gentle Sloping  
Roof                      Metal  
Construction          Block, Brick, Stone  
Foundation            Slab

**School Information**

District                 Bastrop ISD  
Elementary            Bluebonnet (Bastrop ISD)  
Middle                  Cedar Creek  
High                     Cedar Creek

**Additional Information**

Date Listed             October 24th, 2023  
Days on Website      351  
Days on Market       637

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