

\$749,900 - 166 Lakeside Dr, Seguin

MLS® #00166

\$749,900

3 Bedroom, 3 Bathroom, 2,516 sqft

Residential on 0.37 Acres

N/A, Seguin, Texas

Improved Lake Placid Waterfront property featuring a personal boat house complete with electric boat lift to park your watercraft. The wood dock and concrete bulk head trim the lake shores and is complete with water access ladder and adjoined storage shed to store all of your Lake toys and accessories. The well cared for back yard features mature trees and an outdoor fire pit conveniently located to enjoy the views of Lake Placid. Follow the concrete pathway into the residence, which offers three bedrooms and spacious gathering areas. The living room features a brick wood â€ burning fireplace and is accentuated by the beamed vaulted ceilings that elevate the space. Flowing into the chefâ€™s kitchen you can prepare a meal for any gathering as itâ€™s equipped with a built-in oven and smooth cooktop as well as a built-in microwave and large center island which grants a generous amount of counter space pairing perfectly with the ample storage provided by the custom cabinetry. The bar seating connects the kitchen with the sun room, which offers stunning lake views as it is surrounded by windows and runs the length of the home making the perfect place to gather. The Ownerâ€™s suite is complete with dual walk-in closets and an ensuite that features a walk-in shower and exclusive outdoor access to a private covered patio that grants views of Lake Placid. We are getting our dam back! At this time, the water level has been lowered but only a few feet at this location. The



construction of the new dam is expected to start soon, however, the Guadalupe River still runs through so there is still plenty of water activities/ fun to be had.

Built in 1973

Essential Information

MLS® #	00166
Price	\$749,900
Bedrooms	3
Bathrooms	3
Square Footage	2516
Acres	0.37
Year Built	1973
Type	Residential
Status	Sold

Community Information

Address	166 Lakeside Dr
Subdivision	N/A
City	Seguin
State	Texas
Zip Code	78155

Amenities

Features	Dishwasher, Fireplace, Living Room, Lakefront, Riverfront, Waterfront
# of Garages	2
Waterfront Type	Lake Placid
Waterfront Footage	90'
Water Feature/View	Lake Placid

Interior

Stories	1
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Exterior

Lot Description	0.37
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School Information

District	Seguin ISD
Elementary	Oralia Rodriguez
Middle	Briesemeister
High	Seguin High School

Additional Information

Short Term Rental Allowed yes