1100 North State Street
7.62 acres, Jeff Davis County, Texas

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The Stone House
1100 North State Street
7.62 acres/4br/2.5ba Home
Jeff Davis County, Texas

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Location
Located on the northern edge of Fort Davis across from the Fort Davis National Historic Site.

Acreage
7.62 Acres in Jeff Davis County

Description
From dining and living areas, to bedrooms, kitchens and bathrooms, the room sizes are generous. This majestic 3800sf four-bedroom, two and a half bath, adobe home sits on 7.62 acres. With views of nearby Sleeping Lion and Granado Mountain (also known as Barry Scobee Mountain) the location provides numerous possibilities from elegant living and entertaining, to commercial or residential development.

The northern wing of the home features a den with a floor to ceiling rock fireplace and adjoins the dining room via a grand double door entry. The floor plan, designed with entertaining in mind, situates the dining room with easy access to the kitchen or the over-sized living area via a second set of double doors. The large kitchen has a breakfast nook and ample storage as is or plenty of space to accommodate your personal re-design. The utility room adjacent to the kitchen has washer/dryer connections, pantry, sink and access to the back yard. A half bath is located off the hallway leading to the living area.

Natural light is abundant in the 640 square foot living area making it a blank canvas for your remodeling efforts. Family room, media room, music room, library or game room. Two bedrooms, with space-saving built-ins, are accessible directly off of the living area and would make a perfect mother-in-law suite or guest bedroom with connecting study.

The master bedroom and fourth bedroom are located in the southern wing of the home. The master bedroom features built-in storage in the room itself and in both closets. The master bath has ample storage, a double dressing table, large vanity counter and a tub shower. The
fourth bedroom located at the end of the hallway overlooks the rear acreage and was designed with a full bath en suite. Several storage closets, some with built-ins, are located in the hallway of the southern wing.

If you are seeking a special country retreat, remodel this luxuriously styled home to suit your personal tastes. This wonderful adobe includes separate garage and carport, well and septic. Access to the public water supply and natural gas is also available.

Alternatively, consider the possibilities for commercial development. This property is one of the largest remaining undeveloped tracts with highway frontage within the town of Fort Davis.

**Price**
$500,000

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• A SALES AGENT must be sponsored by a broker and works with clients on behalf of the broker.

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• Put the interests of the client above all others, including the broker's own interests;
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• Answer the client's questions and present any offer to or counter-offer from the client; and
• Treat all parties to a real estate transaction honestly and fairly.

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• Must treat all parties to the transaction impartially and fairly;
• May, with the parties' written consent, appoint a different license holder associated with the broker to each party (owner and buyer) to communicate with, provide opinions and advice to, and carry out the instructions of each party to the transaction.
• Must not, unless specifically authorized in writing to do so by the party, disclose:
  o that the owner will accept a price less than the written asking price;
  o that the buyer/tenant will pay a price greater than the price submitted in a written offer; and
  o any confidential information or any other information that a party specifically instructs the broker in writing not to disclose, unless required to do so by law.

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• Who will pay the broker for services provided to you, when payment will be made and how the payment will be calculated.

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