



Protecting Clients. Conserving the Land.

110 Arabella Drive

10.21± Acres | Limpia Crossing
Fort Davis, Texas



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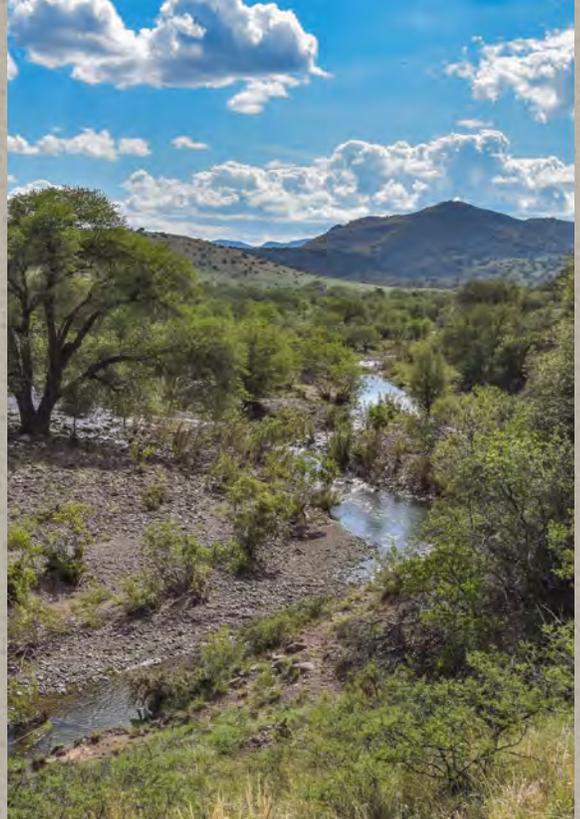
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Location

The southwest style home is a bird and nature lover's paradise with 10.21 acres in a quiet setting overlooking seasonal Limpia Creek which runs through a portion of the property. With its prominent view of Blue Mountain, the home is located eight miles north of Fort Davis in the heart of the Davis Mountains and is conveniently located a half mile from the west entrance of the subdivision.

Acreage

10.21± acres in Fort Davis, TX



Description

Native plant and cactus gardens welcome you to the two-bedroom, two-bath home. Picture windows in the living and dining areas and kitchen afford ever changing panoramic views of the foothills of Blue Mountain and Limpia Creek as well as the oak trees and native plants found in the surrounding yard. The 1,744 square foot open floor plan has tiled floors throughout, cedar lintels, vigas and ceilings, wood burning kiva fireplace and a spacious and well-appointed kitchen, with stucco over frame construction. Natural light is abundant.



Home Features

The spacious kitchen with breakfast bar and dine-in area has tile countertops and plenty of storage and available workspace and is equipped with a five-burner gas stove top and an adjacent wet bar with built-in glass storage. A custom stained glass accented door provides access to the back patio with its views of the Davis Mountains. Conveniently located adjacent to the kitchen, the informal dining area is sizable and opens onto the living area with its wood burning kiva fireplace. The living area provides access to both the back and side patios. Oak trees frame the views and provide shade for the patios.

The sequestered master suite has private access to the side patio and yard. A whirlpool tub, double vanity, and large walk-in shower create a spa-like atmosphere in the master bath. The walk-in master closet is accessible from either the bathroom or bedroom. Across the entry foyer is the guest suite and the second bath with walk-in shower, pedestal sink and private enclosed and covered patio with views of Arabella Mountain. A large utility room with built -in storage cabinet and ample space to accommodate a work-from-home-office is located off the kitchen.

The outdoor patios provide beautiful relaxing views of the mountain foothills and the strategically placed bird feeders and water features. Perfect home for entertaining. A workshop or garage for a single car and separate storage building are also on the property. Located in the Limpia Crossing Subdivision the Property Owner's Association has reasonable Covenants and Restrictions.







KING
LAND & WATER

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Fort Davis, Texas, 10.21AC +/-



110
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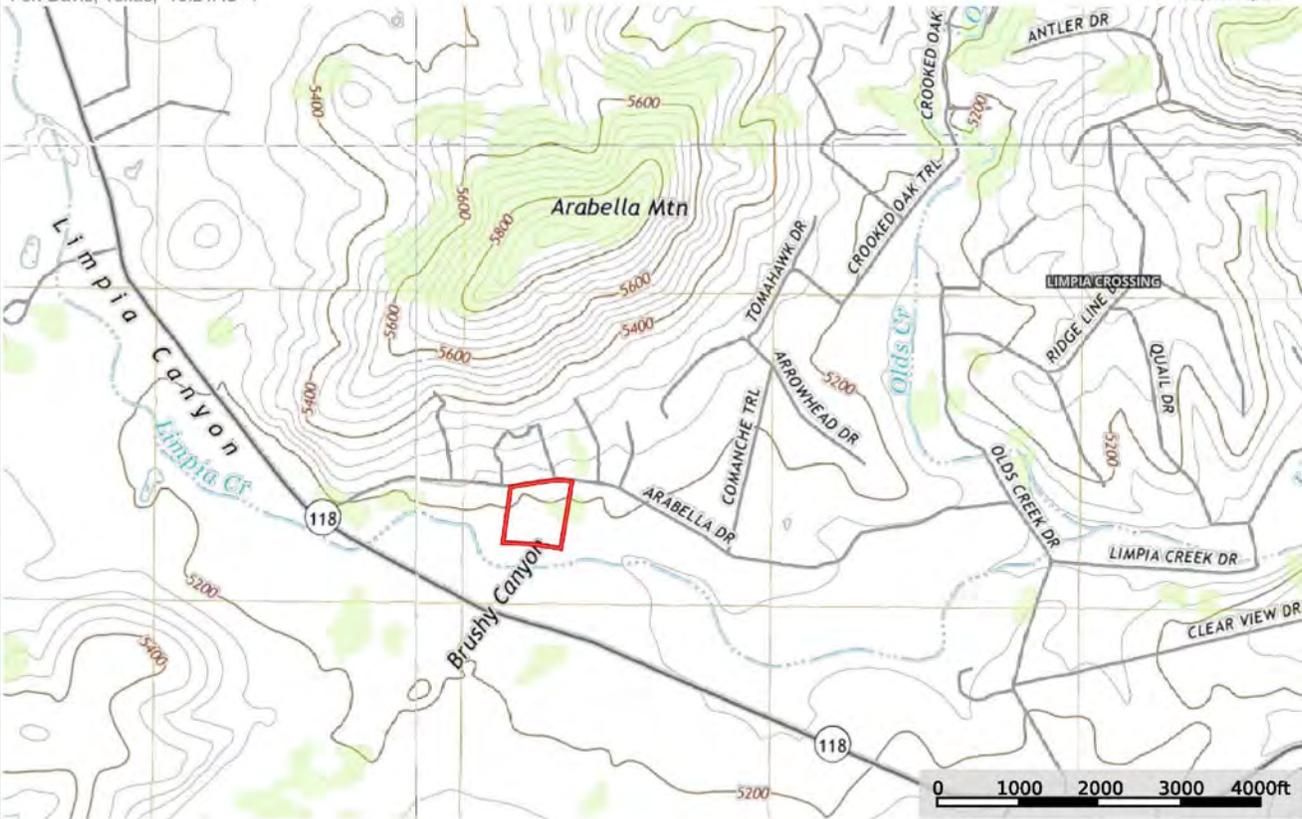
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110 Arabella Drive
Fort Davis, Texas, 10.21AC +/-



Boundary

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Price

\$488,000

Contact

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Disclaimer

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