



Sprawling Residential Oasis

2162 FM 2104, Paige, TX 78659

33.525 Acres

\$849,950



MULTI GENERATIONAL | CUSTOM HOME | SUNROOM | SAUNA | POND

A multi-generational residential oasis nestled in the quiet countryside complete with a spacious main home, guest house, cabin, recording studio, rose garden, and a picturesque 1-acre pond all surrounded by 33 gorgeous acres. Located less than an hour to Austin and under 2 hours to Houston, this property could serve as a homestead, bed & breakfast, corporate retreat, or musician studio.

The main house is a 3,900 sq. ft. custom designed masterpiece complete with a great room, 3 bedrooms, 3 bathrooms, chefs kitchen, library nook, sunroom, gym, and sauna. The custom tones of the exterior cultured stone greeted by the warm and inviting southwest door surrounded by arched windows immediately draw you into this beautiful home. Prepare to be enchanted as you walk this home and admire the heartfully selected design elements. Antique door knobs, etched glass French doors, custom transom window, multiple vintage stained-glass windows, Italian hand-blown light fixtures, custom solid wood built-ins, recessed lighting and beautifully integrated engineered oak and rustic ceramic tile throughout. A custom stone fireplace anchors the great room with sweeping windows illuminating the entire home with daylight. Chefs kitchen with a large island, custom inset cabinets providing an abundance of storage adorned with India green granite countertops, a DCS 48 inch chefs stove with grill, griddle, infrared lights, and a 1,200cf stainless vent hood with coordinating stainless backsplash. Large dining room with direct access to the sunroom adequately surrounded by large picture windows provides a calming view of the pond and a bevy of wildlife.

Welcome your overnight guests or long-term visitors with this charming guest house fit for a queen! This spacious 1,200 sq. ft. home has been lovingly designed with tranquility and comfort as paramount. The matching cultured stone exterior, covered parking space, and stained-glass door lures you in from the moment your eyes set on it. Complete with 2 bedrooms, 2 bathrooms, kitchen, sitting area, and with the same intentional heart felt design elements as the main house including a breathtaking custom built-in queen bed. Also situated conveniently on the property is a 600 sq. ft. cedar cabin full of character and complete with a small kitchen and bathroom. The size of this room lends nicely to an additional guest home, man-cave, she-shed, or the ultimate game room. Additionally, there is a 600 sq. ft. engineered sound room constructed with 8-inch cinder block, reinforced with rebar and filled with concrete, plumbed, and faced with cultured stone to match the main house. While perfect for a musician, this space would also make the perfect home theater.

All owned minerals will convey. The property is currently qualified under the Agricultural tax valuation.

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If you have a brokerage relationship with another agency, this is not intended as a solicitation. All information deemed reliable but not guaranteed.

Equal Opportunity Housing Provider.



John Melnar

Broker

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(512) 497-8284



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WATER

1 acre pond

2 water wells

Koi Pond

Irrigation System

TREES

Live Oak, Post Oak, Water Oak, Monterrey Oak, Blackjack Oak, Pine, Eastern Red Cedar, Cottonwood, Black Willow, Cypress, American Elm, Cedar Elm, Sycamore, Gum Bumelia, and Mesquite

SHRUBS

Winged Elm, Yaupon, Green Briar and Dewberry vine

GRASSES

Improved & Native

WILDLIFE

Whitetail, Turkey, Hogs, Songbirds

UTILITIES

Well On Site | Electricity On Site

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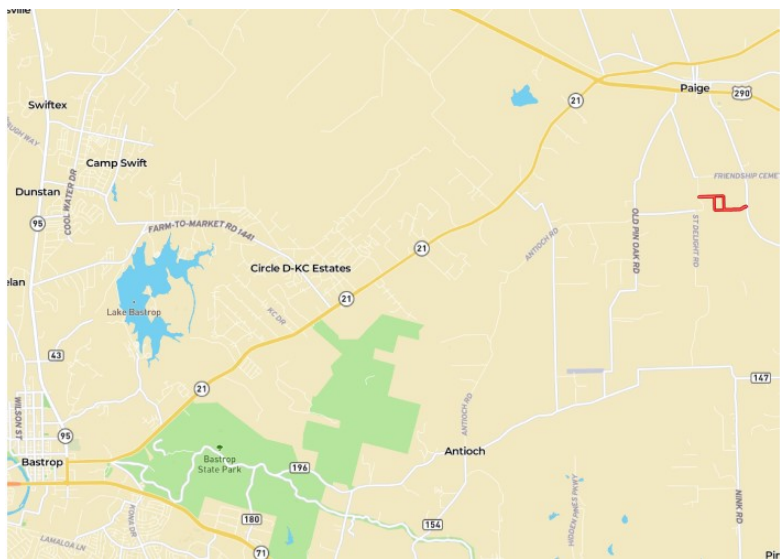
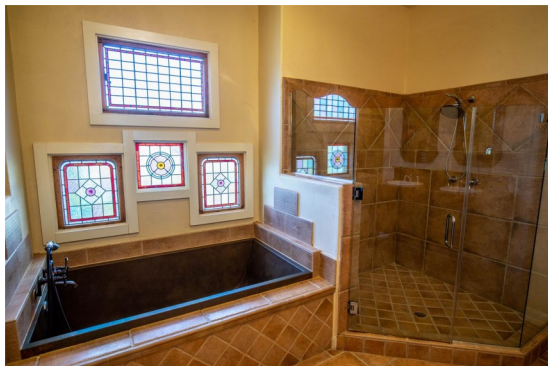


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LOCATION

Bastrop County

Under 30 minutes to Bastrop, Smithville, Elgin

43 Miles to Austin –Bergstrom International Airport

DIRECTIONS

From Austin, head east on US 290 for 43.5 miles to Paige, TX. Turn right on FM 2104. Continue on FM 2104 for 2.3miles, entrance will be on the right. Follow the gravel road to the subject property. Do not enter the property without permission.

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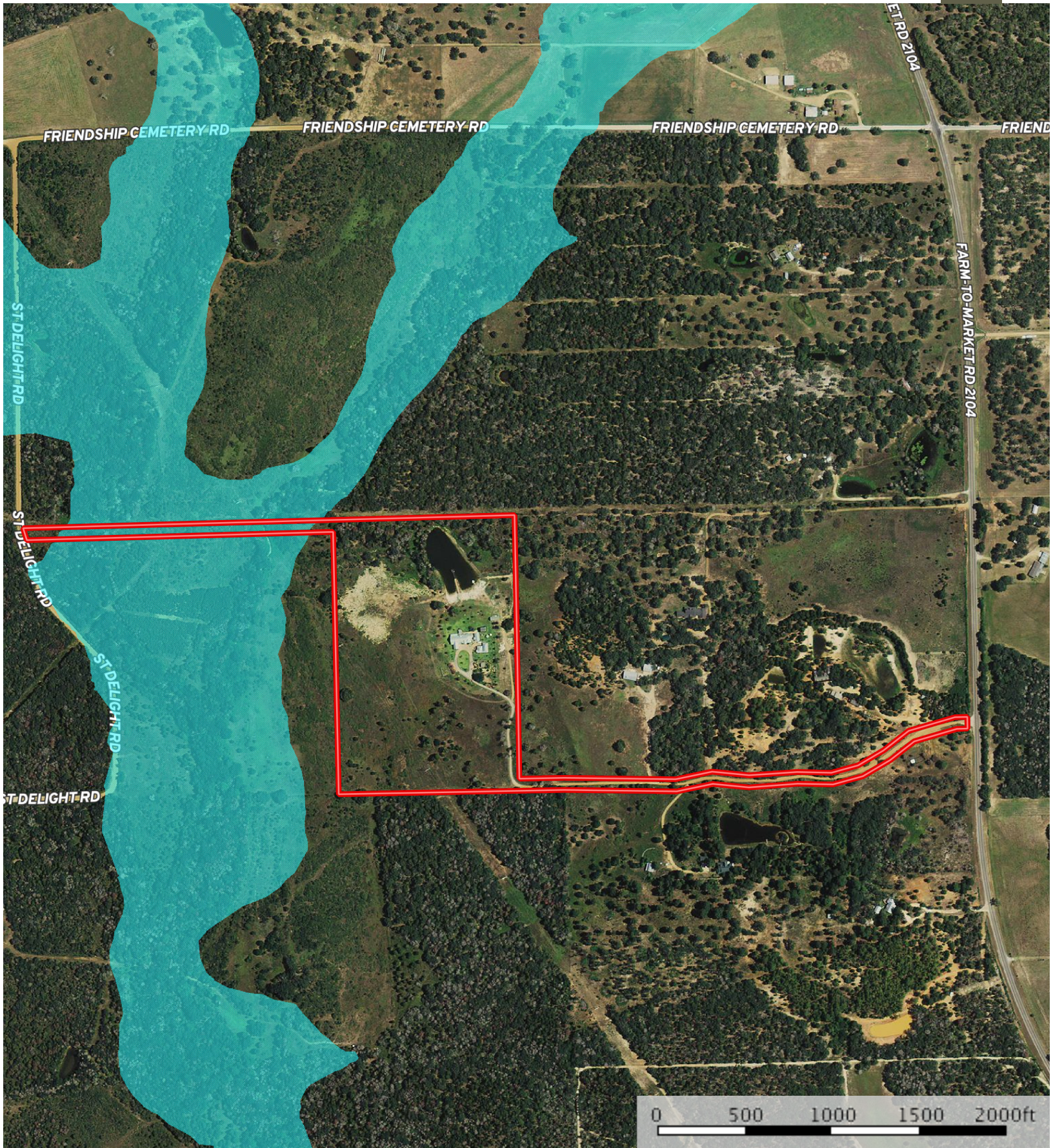
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 Boundary

Floodplain

Bastrop County, Texas, 33.525 AC +/-



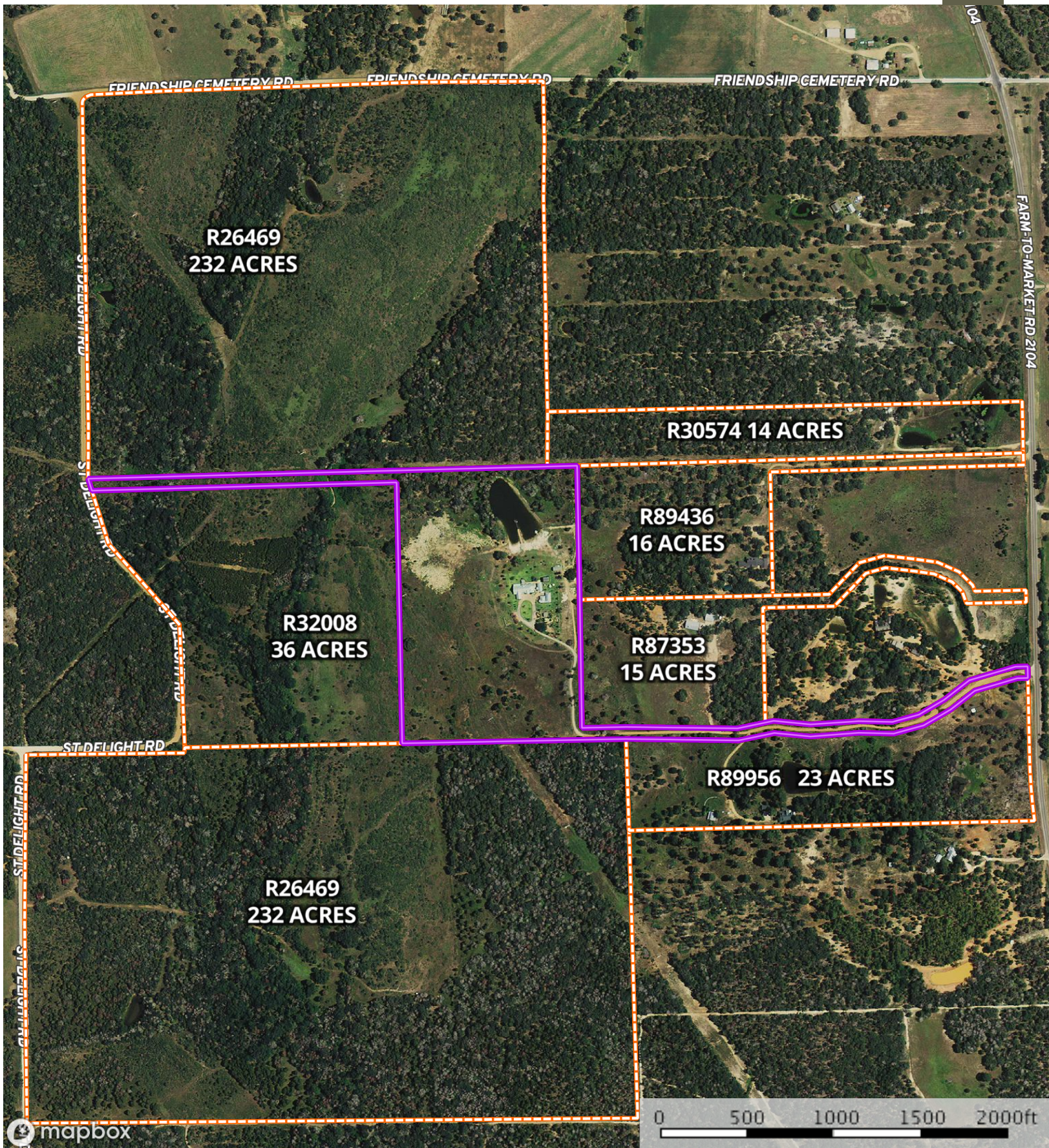
- Boundary
- 100 Year Floodplain
- 500 Year Floodplain
- Floodway
- Special
- Unmapped/Not

Location

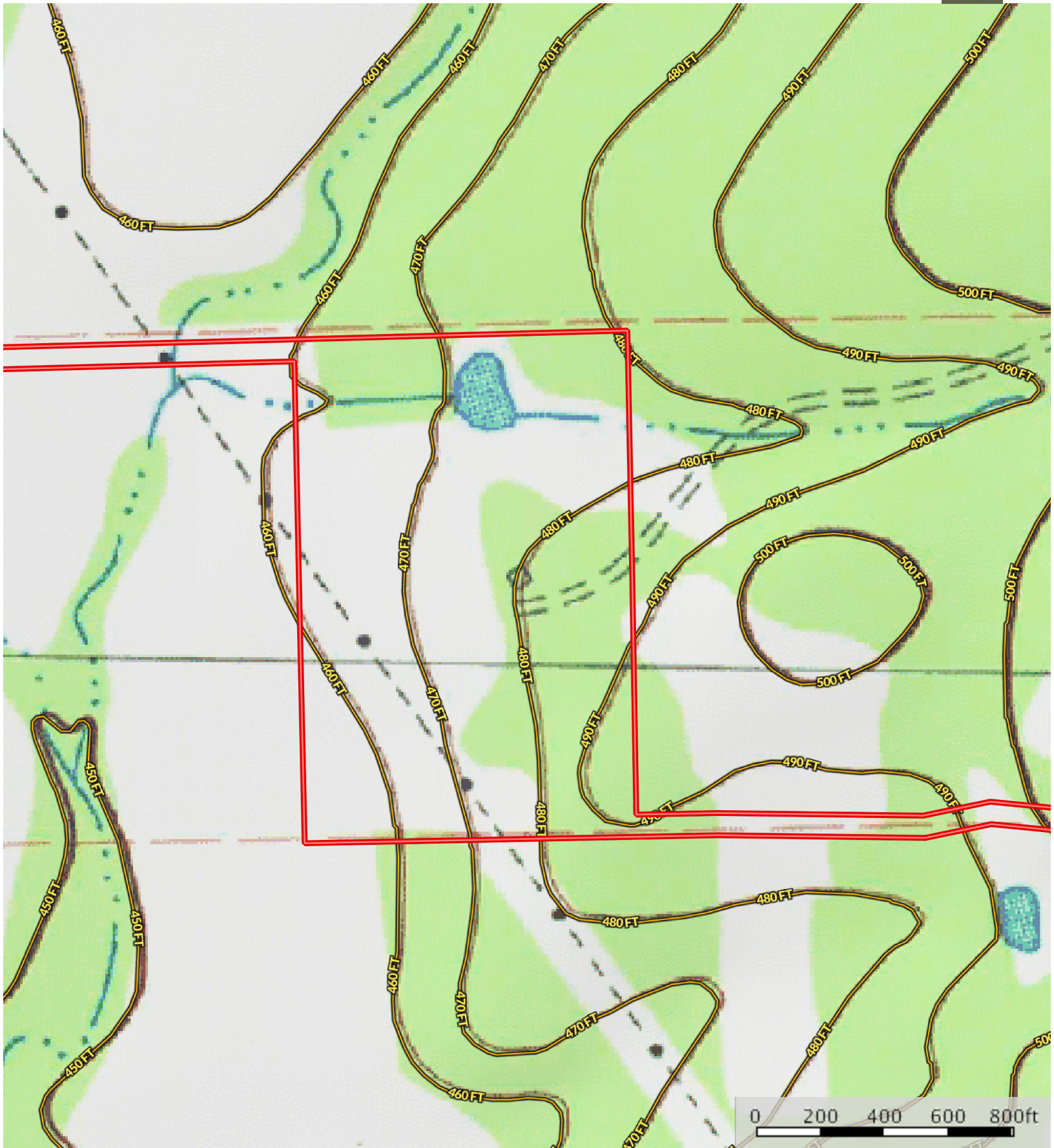
Bastrop County, Texas, 33.525 AC +/-



Boundary



- Subject Property
- Landowner Boundary
- Boundary



Boundary