



**Address:** 27 LAKEVIEW DRIVE, HILLTOP LAKES

**List Price:**

Now \$130,000.00!  
~~\$137,500.00~~

THE IMAGE IN THE LAKE JUSTIFIES THIS LAKE.....MIRROR LAKE! Spring fed and, with all certainty creeping with some trophy large mouth bass! The two story brick has 2,884 sq. ft. of gross living area plus a covered porch and deck. The floorplan consists of 9 rooms of which there are 5 bedrooms, 4 baths, a living room with wood burning fireplace, an updated kitchen with hall pantry, a formal dining room and (upstairs) a game room. The composition roof was installed June '07!

This property affords the owner, his immediate family and guests free golf (some restrictions apply).

**Description:** 2 Story Traditional Brick  
**Schools:** NISD/BLINN/TAMU  
**City:** Normangee/Bryan-Col. Sta.

**Mapsc0:**  
**Area:** SW Leon County  
**MLS#:**

**Occupied:** Yes  
**Lot Size:** 86' X 115'  
**Year Built:** 1974  
**Exterior:** brick  
**Foundation:** concrete slab  
**Roof:** composition - NEW  
**Heat:** 2 Heil central units  
**Air:** 2 Heil central units  
**Garage:** open parking  
**Fence:** none

**Living Room:** Carpet & c tile, fireplace  
**Dining Room:** ceramic tile  
**Kitchen:** ceramic tile  
**Breakfast:** kitchen bar  
**Den:**  
**Game:** upstairs w/kitchenette  
**Utility:** yes

**Bedroom 1:** carpet with adjoining bath  
**Bedroom 2:** carpet front south room  
**Bedroom 3:** carpet back south room  
**Bedroom 4:** carpet upstairs front south rm  
**Bedroom 5:** carpet upstairs back rm w/bath  
**Study:**  
**Other:** 8' X 30' covered porch & deck

*All measurements are approximate*  
**Sq.Ft./Source:** 2,884 per LCCAD  
**Taxes/Source:** \$1,701.80 '06  
**Homeowners Dues:** \$65/month

**Exclusions:** None  
**Special Conditions:** SHOWN BY APPOINTMENT ONLY  
**Legal:** Lot: 2+part of 1 **Block:** 6 **Addition:** Section 1 of Hilltop Lakes, Leon Co.

**Offered by:**

PIONEER REAL ESTATE  
 106 POST OAK, PO BOX 1220  
 HILLTOP LAKES, TX 77871

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**Associate:** Wayne or Karin

The information contained herein is furnished by the owner to the best of his/her knowledge, but is subject to verification by the purchaser, and agent assumes no responsibility for correctness thereof. The sale offering is made subject to errors, omissions, changes of price, prior sale or withdrawal without notice. In accordance with the law, this property is offered without respect to race, color, national origin, sex, familial status or disability.

