

4079 Kennedale New Hope Road, Kennedale, Texas 76060

MLS#: 20691993 Closed
Property Type: Land

[4079 Kennedale New Hope Road Kennedale, TX 76060-7201](#)

LP: \$125,000
OLP: \$125,000

SubType: Unimproved Land

Lst \$/Acre: \$63,131.31



Subdivision: Joel Snider Surv Abs #1448

County: Tarrant
Country: United States

Lake Name:

Parcel ID: [06450326](#)

Plan Dvlpm:

Lot: Block:
Legal: SNIDER, JOEL SURVEY ABSTRACT 1448 TRACT 1C

MultiPrcl: No MUD Dst: No

Unexempt Tx: \$1,229

Spcl Tax Auth: No

PID: No

Land SqFt: 86,249

Acres: 1.980

\$/Lot SqFt: \$1.45

Lot Dimen:

Will Subdv: No

HOA: None
HOA Website:

HOA Co:
HOA Management Email:
General Information

AG Exemption: No

Wells:

Bottom Land Ac: 1.98

School Information

School Dist: Mansfield ISD
Elementary: Nancy Neal

Middle: Linda Jobe

High: Legacy

Features

Lot Description: Cleared
Lot Size/Acres: 1 to < 3 Acres
Present Use: Residential, Vacant
Zoning Info: Planned Development - Residential
Development: City Limits
Street/Utilities: City Sewer, City Water, Electricity Available
Road Front Desc: City Street
Road Surface: Concrete
Soil: Clay
Surface Rights:

Restrictions: Other
Easements: Utilities
Type of Fence: None
Exterior Bldgs:
Miscellaneous:
Road Frontage:
Prop Finance: Cash, Conventional, FHA, Owner Will Carry
Possession: Closing/Funding

Remarks

Property Description: Huge lot for your to build your dream home! Located in the Planned Development zoning of Kennedale for future residential use. With utilities on site, the opportunities are endless!
Public Driving Directions: Head SE on 287 from HWY 820. Exit and go South on Kennedale New Hope Road. Property on left.
Private Rmks: This is the southeastern most part of this property. Owner has subdivided into 2 equal sections. Part of property is located in floodplain.

Seller Concessions YN:

Agent/Office Information

CDOM: 103

DOM: 7

LD: 08/02/2024 XD:

List Type: Exclusive Right To Sell

List Off: [League Real Estate \(WTMC00FW\) 817-523-9113](#)

LO Fax: Brk Lic: 9005641

LO Addr: 5220 Locke Ave Fort Worth, Texas 76107

LO Email: nicole@leaguere.com

List Agt: [Tyler Eidson \(0687092\) 817-709-0848](#)

LA Cell: 817-709-0848 LA Fax:

LA Email: tyler@leaguere.com

LA Othr: 817-709-0848 LA/LA2 Texting: Yes/

LA Website:

LO Sprvs: **Matt Lewis (0502746) 817-523-9113**

Off Web: www.LeagueRE.com

Pref Title Co: McKnight Title

Location: 4916 Camp Bowie (817) 546-4900

Showing Information

Call:

Appt:

Owner Name: of record

Keybox #:

Keybox Type: None

Seller Type: Standard/Individual

Show Instr: Go and Show. Be careful of fences.

Showing:

Sold Information

Contract Date: 08/09/2024

Opt Exp Date:

Closed Date: 08/27/2024

Close Price: \$128,000

Slr Paid: \$0

Cls\$/Acre: \$64,646.46

Cls\$/Lot SF: \$1.48

Buyer Off: [TDT Realtors](#) (TDR01AR) 817-239-0038

Buyer Agt: [Eric Torres](#) (0549882) 817-202-7473

Buyer Team:

Closing Title Co: McKnight Title

Third Party AP: No

Buyer Financing: Cash

Cls\$/SqFt:

BA Email: Ericssdfw@gmail.com

Mortgage Co:

Prepared By: Aaron Kile eXp Realty LLC on 10/20/2024 12:19

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