

**Single-Family**

**Active**



ML#: **23984912**  
 Address: **[3805 Maid Marion Lane](#)**  
 Area: **77**  
 Tax Acc #: **29826**  
 City/Location: **Nacogdoches**  
 County: **Nacogdoches**  
 Market Area:  
 Subdivision: **Kingwood**  
 SqFt: **1,863 / Appr Dist**  
 Lot Size: **17,824 / Other**  
 Master Planned: **No**  
 Legal Desc: **LT 8 BK 3 KINGWOOD**

List Price: **\$289,000**  
 Orig Price: **\$289,000**  
 LP/SF: **\$155.13**  
 DOM: **3**  
 Zip Code: **75965-2323**  
 Bedrooms: **3/**  
 Baths F/H: **2/0**  
 Section #: **1**  
 Year Built: **1978 / Appr Dist**  
 Lot Value: **No**  
 Lease Also: **No**

Directions: **From Nacogdoches High School: Start by exiting Nacogdoches High School (1500 N University Dr) and head south on University Drive (US-59 S). Turn right onto Maid Marion Lane (just after passing through the intersection with Loop 224). Continue on Maid Marion Lane, and your destination, 3805 Maid Marion Lane, will be on the left.**

Recent Change: **12/31/2024 : NEW**

**Listing Office Information**

List Agent: **[laurenwas/Lauren Washington](#)**   
 Agent Cell:  
 Agent Phone: **[817-480-4874](#)**  
 Address: **14050 Summit Drive Suite 113-B, Austin TX 78728**  
 List Agent Web:  
 Agent Email: **[laurenwashingtonre@gmail.com](mailto:laurenwashingtonre@gmail.com)**  
 Licensed Supervisor:  
 List Broker: **[NCMR01/Central Metro Realty](#)**   
 Appt #: **[Request an Appointment](#)**  
**[817-480-4874 / Call Agent](#)**  
 Office Phone: **[512-454-6873](#)**  
 Fax #:  
 Office Web:

**School Information**

School District: **[218 - Nacogdoches](#)** Elem: **[RAGUET ELEMENTARY SCHOOL](#)**  
 Middle: **[MIKE MOSES MIDDLE SCHOOL](#)** High: **[NACOGDOCHES HIGH SCHOOL](#)**  
 2nd Middle:

SCHOOL INFORMATION IS COMPUTER GENERATED AND MAY NOT BE ACCURATE OR CURRENT. BUYER MUST INDEPENDENTLY VERIFY AND CONFIRM ENROLLMENT.

**Description Information**

Style: **Traditional** # Stories: **1** Bedrooms: **3/**  
 Type: **Free Standing** Complete Date: Baths F/H: **2/0**  
 New Constr.: **No** Appx Complete: Builder Nm:  
 Lot Dim: Acres: **.409 / 1/4 Up to 1/2 Acre**  
 Frt. Door Faces: Access: LP/Lot SF **\$16.21**  
 Gar/Car: **Boat Parking, RV Parking** Garage: **2/Detached Garage** Carport:  
 Showing **Lockbox Back** Key Map: **1**  
 Instruct:  
 Agent Remarks:

Physical Property Description:

**Hold on to your fins, folks—the in-ground pool at this Kingwood gem is enough to make even Ariel jealous. Whether you're swimming, or hosting poolside parties, this backyard has it ALL. The covered seating area is perfect for everything from escaping the Texas heat to grilling fresh seafood (sorry, Sebastian). Inside, the split floor plan offers all the privacy you could ask for. The primary bedroom opens directly to the spa, making those late-night soaks under the stars a secret you'll never want to give up. And when you need to get down to business, the attached office is the perfect spot to work from home. With fresh paint and updated flooring throughout the living room, formal dining room, and primary bedroom, this home has all the modern touches you need. Plus, there's no shortage of storage, with two sheds for your thingamabobs and plenty of parking space for your boat, RV, or both, including an RV hookup to keep the fun going.**

**Rooms Information**

Room	Dimensions	Location	Room	Dimensions	Location
Primary Bedroom	21'9" X 17'4"	1st	Bedroom	10'6" X 14'10"	1st
Bedroom	10'8" X 10'10"	1st	Primary Bath	13 X 5'5"	1st

Bathroom Desc: **Primary Bath: Tub/Shower Combo, Secondary Bath(s): Tub/Shower Combo**  
 Bedroom Desc: **All Bedrooms Down**  
 Room Desc: **1 Living Area, Formal Dining, Formal Living, Utility Room in House**  
 Kitchen Desc: **Kitchen open to Family Room**

**Interior, Exterior, Utilities and Additional Information**

Microwave:	Dishwasher: <b>Yes</b>	Compactor: <b>No</b>	Disposal: <b>Yes</b>
Fireplace: <b>1/Wood Burning Fireplace</b>		Utility Dist:	Sep Ice Mkr:
Connect:		Range:	
Energy:		Flooring: <b>Carpet, Laminate, Tile</b>	
Oven:		Foundation: <b>Slab</b>	
Green/Energy Cert:		Countertops:	
Roof: <b>Composition</b>		Prvt Pool: <b>Yes/In Ground, Pool With Hot Tub Detached</b>	
Interior:		Area Pool:	
Exterior Constr: <b>Brick</b>		Waterfront Feat:	
Exterior: <b>Back Yard Fenced, Covered Patio/Deck, Patio/Deck, Spa/Hot Tub, Storage Shed</b>		Water/Sewer: <b>Public Sewer, Public Water</b>	
Lot Description: <b>Corner</b>		Cool: <b>Central Electric</b>	
Heat: <b>Central Gas</b>		Golf Course Nm:	
St Surf:		Exclusions:	
Restrictions: <b>No Restrictions</b>			
Disclosures: <b>Sellers Disclosure</b>			
55+ Community: <b>No</b>		City/ETJ:	
Sub Lake Access:		PID:	
HOA Amenities:			
Accessibility:			
Mgmt Co./HOA Name: <b>No</b>		List Type: <b>Exclusive Right to Sell/Lease</b>	
List Date: <b>12/31/2024</b>	Expire Date: <b>06/30/2025</b>	T/Date:	

**Financial Information**

Finance Cnsdr:			
Seller May Contribute to Buyer Expenses Up To:			
Ownership Type:		Vac Rental:	
Maint. Fee: <b>No</b>		Maint Includes:	
Other Mand Fee: <b>No</b>		Exemptions: <b>Homestead,,,,,,,,,,,,,</b>	
Taxes w/o Exemptions: <b>\$4,732/2023</b>		Tax Rate: <b>2.0423</b>	
Loss Mitigation:	Auction:	Online Bidding:	

Prepared By: Lauren Washington

Data Not Verified/Guaranteed by MLS  
Obtain Signed HAR Broker Notice to Buyer Form

Date: 01/03/2025 10:16 AM

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