

FOR SALE



217 Center, Brady, Texas 76825

Simpson Lake Club

\$179,900

1900 Sq. Ft.

This 1900 plus square foot, two story vacation style home is situated in the Simpson Lake Club addition and is almost surrounded by Brady Lake. A unique and one-of-a-kind frame structure. The neighborhood is a Homeowners association and is the only entity that owns shoreline on the lake. Private boat ramp, slips, fishing dock, and beach area are only available to people residing here.

First story has two large bedrooms with a full bath plus a large living area. The second story can be accessed from inside or out and features another smaller bedroom, a full kitchen with dining and additional living area which exits onto a large deck facing east for shade and comfort during the evening hours. Much remodeling. Ceiling fans throughout. Tile upstairs and laminate downstairs with carpeted bedrooms. New windows all around. This neighborhood is accessible by one road in and out; making it very quiet and private with very little through traffic. This home sits on two lots. Asking price is \$179,900.

For more information, please visit EdgeoftheWest.net

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