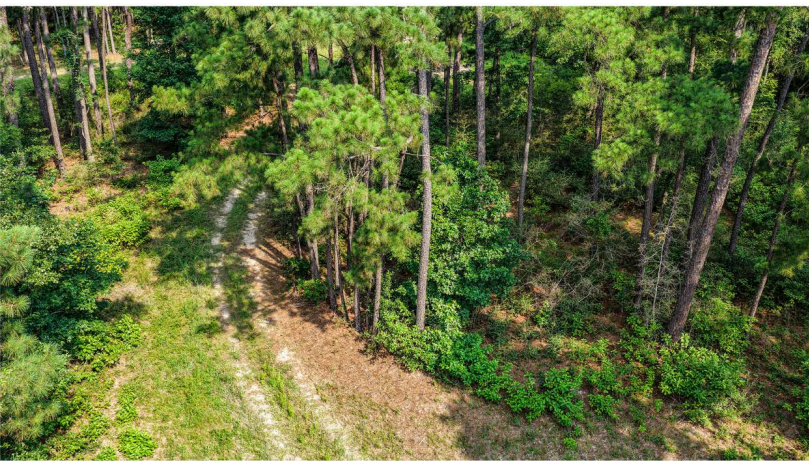




96B JOHN KAY ROAD



Rare opportunity just 5 minutes north of Huntsville! This exceptional 100+/- acre ranch offers the perfect blend of country living and recreation. Beautiful open-concept home features a vaulted-ceiling living room and expansive views of the property through walls of windows. The kitchen offers alder cabinetry, dual islands, and modern appliances. Spacious primary suite includes two closets. The 3BR/3BA home also features an office; additional amenities include covered porches, screened porch, separate game room/man-cave w/ private bath, fenced yard, outdoor entertainment area, and detached 3-car garage with easy attic storage. The property features gently rolling terrain, mature hardwoods and pine timber, two stocked lakes, abundant wildlife, and an extensive trail system. A 4,900± SF barn includes a 40'x60' enclosed area, 25'x60' covered concrete bay, and 25'x40' section suitable for equipment, livestock or horse stalls. Outstanding residential, recreational, and agricultural property.



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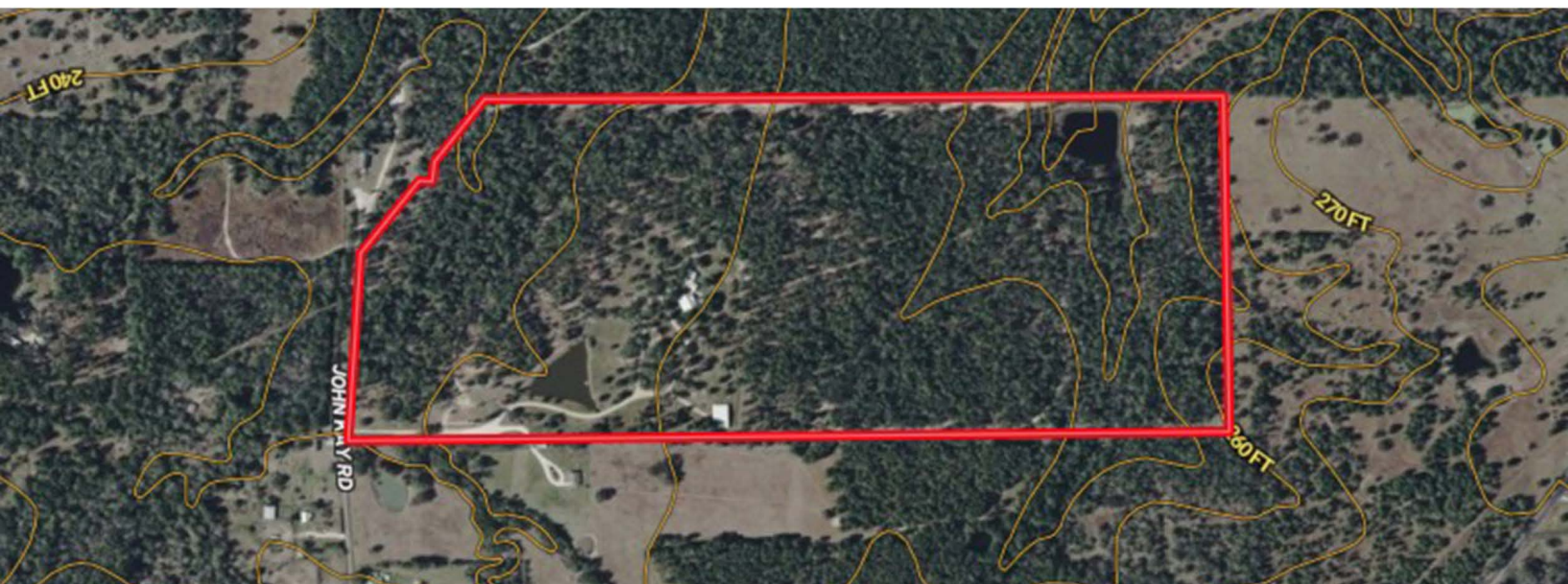
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96B JOHN KAY ROAD
HUNTSVILLE, TEXAS

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Directions: I-45 to State Hwy 19, State Hwy 19 to FM 2821, Left to FM 247, Right for 3.7 Miles to John Kay Road, Left on John Kay Road for approx 3/4 of a mile to property on the right.



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