



\$229,900

514 S Sulphur St, Leonard, TX 75452

- 3/2/2, 2366 Sq Ft,
- 1.1 Acre Lot
- Mature Trees
- City Water & Sewer
- Updated Kitchen
- Large Gameroom
- Large Living Room
- Free Standing Fireplace
- Brick Hearth



The Property & Features

Great home sits on 1+ acre lot among large mature trees in an established neighborhood **without an HOA**. Minutes to downtown Leonard and schools. City sewer and water, all electric with **new HVAC in 2018**. Ceramic tile in wet areas, dining, and living room. Laminate in Game-room – Sunroom. Free-standing wood-burning fireplace sits on a wonderful brick hearth. Home enjoys updated kitchen appliances & counter tops, sink and tile back splash. Large Utility room, plenty of cabinets, storage, and room for freezer. **New 30-year roof in 2015**. **Double hung windows** and large storage closet in Game-room. Add 2 open patios with an arbor to complete this great home. Storage building for lawn equipment. Fresh paint inside in areas.



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