



**\$225,000**

## 2604 SOUTHSIDE BRYAN TX 77803

<https://samanthakimbrell.com>

Welcome to this beautifully updated home, boasting 3 bedrooms  
(or [...])

- 3 beds
- 1 bath
- Residential
- Single Family
- Active
- 1164 sq ft

### Basics

**Date added:** Added 1 year ago

**Type:** Residential

**Bedrooms:** 3 beds

**Floors:** 1 floor

**Lot size, sq ft:** 8124, 0.1865 sq ft

**Subdivision Name:** Margaret Wallac

**MLS ID:** 24017333

**Category:** Single Family

**Status:** Active

**Bathrooms:** 1 bath

**Area, sq ft:** 1164 sq ft

**Year built:** 1959

**County:** Brazos

### Building Details



**Water Source:** Public

**Lot Features:** Level,TreesLargeSize,Trees

**Construction Materials:** WoodSiding

**Foundation Details:** PillarPostPier

**Floor covering:** Laminate, Wood

**Architectural Style:** Traditional

**Sewer:** PublicSewer

**Fencing:** Wood

**Levels:** One

## Amenities & Features

**Parking Features:** None

**Accessibility Features:** None

**Utilities:**  
ElectricityAvailable,HighSpeedInternetAvailable,SewerAvailable,TrashCollection,WaterAvailable

**Heating:** Central, Gas

**Appliances:** Dishwasher, Disposal, GasRange, GasWaterHeater, Refrigerator, WaterHeater, Dryer, Washer

**Security Features:**  
SmokeDetectors

**Roof:** Shingle

**Cooling:**  
CentralAir, Electric

**Interior Features:**  
GraniteCounters, WindowTreatments, CeilingFans

## Nearby Schools

**Elementary School District:** Bryan

**High School District:** Bryan

## Miscellaneous

**List Office Name:** eXp Realty, LLC

