

CENTURY 21[®]

Judge Fite Company



491 COZY COVE COURT

CHICO, TX 76431



\$1,175,000



2,400 sqft



3 beds



2 baths

DESCRIPTION

Bring your vision with this rare opportunity to own premium waterfront property on Lake Bridgeport. Tucked away on a private and picturesque 0.88-acre lot in the highly sought-after Cozy Cove on the northside of the lake, this exceptional property features approximately 195 feet of deep-water shoreline, surrounded by mature trees that create a park-like setting. This private retreat begins with a pipe-fenced entrance and asphalt driveway, leading to a charming 3-bedroom, 2-bath home offering over 1,800 square feet of living space, plus an additional 600-square-foot enclosed porch—ready for your vision to transform it from cottage-core charm into a modern lakeside escape. A large covered front porch welcomes you, providing the perfect place to relax and enjoy refreshing lake breezes year-round. Inside, you'll find a spacious open-concept layout connecting the living room and kitchen, highlighted by a striking corner stone wood-burning fireplace. Abundant built-ins throughout the home offer ample storage. The primary bedroom features an ensuite bath with dual vanities, a separate shower, and a garden soaking tub. Off the primary bedroom leads to the expansive sunroom. The property also includes a variety of versatile outbuildings, such as a 12' x 20' accessory structure previously used as a bunkhouse with a sleeping loft and front porch, an 8' x 12' greenhouse, and a 24' x 32' detached garage with an additional 24' x 16' storage area. Additionally water to the home is supplied by the Grand Harbor water district, which is a real value to have in the area. No City Taxes, and No HOA! Completing this impressive offering is a large covered boat dock featuring a boat slip, two jet ski slips, a paddle boat slip, and an additional swim platform—providing everything you need to fully enjoy lakefront living and the many recreational opportunities the lake has to offer. Lake life awaits—along with the opportunity to create memories that will last a lifetime.

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: Active

MLS: 21236133

YEAR BUILT: 1996

COUNTY: Wise

TRACT OR SUBDIVIION: Cozy Cove Estates

LIST DATE: 04/10/2026

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800.451.8055

AREA:

SQUARE FEET: 2,400

TOTAL BEDS: 3

FULL BATHS: 2

HALF BATHS: 0

ACRES: 0.88

LOT SIZE (SQFT): 38,332

INTERIOR FEATURES

FIREPLACE:

- GlassDoors
- LivingRoom
- Stone
- WoodBurning

FLOOR COVERINGS:

- Carpet
- CeramicTile

APPLIANCES:

- Dishwasher
- ElectricCooktop
- ElectricOven
- Microwave

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE: <ul style="list-style-type: none">● Ranch● Traditional● Detached	PARKING: <ul style="list-style-type: none">● AdditionalParking● Asphalt● Driveway● Garage● Oversized● Boat● RvAccessParking	LOT DESCRIPTION: <ul style="list-style-type: none">● Landscaped● ManyTrees● Sloped● SprinklerSystem● Waterfront
ROOF TYPE: <ul style="list-style-type: none">● Composition	YARD/GROUNDS: <ul style="list-style-type: none">● BoatSlip● Dock	POOL TYPE: <ul style="list-style-type: none">● None
FOUNDATION: <ul style="list-style-type: none">● Slab	FENCING: <ul style="list-style-type: none">● Partial● Pipe	

UTILITIES

HEATING/COOLING: <ul style="list-style-type: none">● Central● Electric● Fireplaces	UTILITIES: <ul style="list-style-type: none">● ElectricityAvailable● ElectricityConnected● SepticAvailable
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ADDITIONAL PROPERTY DETAILS

AMENITIES: <ul style="list-style-type: none">● BuiltInFeatures● WalkInClosets

LISTED BY: Robin Krueger 

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