

CENTURY 21

Judge Fite Company



170 RS COUNTY ROAD 3326

EMORY, TX 75440



\$585,000



2,260 sqft



4 beds



4 baths

DESCRIPTION

MOTIVATED SELLERS!!! Welcome to your own private East Texas retreat—where waterfront living meets wide open space. Situated on 4+ acres with additional Sabine River Authority leaseback, this 4-bedroom, 3.5-bath home offers the perfect blend of comfort, recreation, and country charm. Inside, you'll find an open, airy layout filled with natural light. The spacious living room features a cozy fireplace, while the eat-in kitchen provides plenty of room for gathering. A bright sunroom offers peaceful views of the property and is the perfect spot for morning coffee. Generously sized bedrooms ensure space for everyone, and the primary suite includes a large walk-in closet and a private bath designed for relaxation. Step outside and the possibilities expand. With Lake Fork frontage and access via a deep-water canal, you can kayak straight from your property. The canal leads to a popular cove known for duck hunting and bow fishing—making this a true sportsman's paradise. A private pond on the property is ready to be stocked, and the adjacent 60± acres of undeveloped Sabine River Authority land features trails and natural beauty right next door. Bring your deer stand and feeder—wildlife is abundant. Equestrian and hobby farm enthusiasts will love the well-equipped barn featuring two horse stalls, a built-in chicken coop with attached run, multiple small livestock pens and a ½-acre fenced paddock. There's also an ATV trail system for exploring your land and beyond. Established garden space offers room to grow, and mature pecan trees are scattered throughout the property. The additional 2 acres of SRA leaseback can be used for recreation or grazing with proper permits, giving you even more usable space. The roof was replaced just five years ago, offering peace of mind. If you've been searching for waterfront acreage with room for horses, hunting, fishing, and outdoor adventure—this property delivers it all.

PROPERTY TYPE: Residential - Single Family Residence

MLS STATUS: Active

MLS: 21270367

YEAR BUILT: 1988

COUNTY: Rains

TRACT OR SUBDIVIION: none

LIST DATE: 05/15/2026

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800.451.8055

AREA:

SQUARE FEET: 2,260

TOTAL BEDS: 4

FULL BATHS: 3

HALF BATHS: 1

ACRES: 4.06

LOT SIZE (SQFT): 176,853

INTERIOR FEATURES

FIREPLACE:

- FamilyRoom
- GasLog

FLOOR COVERINGS:

- LuxuryVinylPlank

APPLIANCES:

- BuiltInRefrigerator
- Dishwasher
- ElectricOven
- IceMaker
- VentedExhaustFan

VIRTUAL TOUR:

- [View virtual tour](#)

EXTERIOR FEATURES

STYLE: <ul style="list-style-type: none">● Traditional● Detached	PARKING: <ul style="list-style-type: none">● DoorMulti● Driveway● GarageFacesFront● InsideEntrance	LOT DESCRIPTION: <ul style="list-style-type: none">● Acreage● BacksToGreenbeltPark
ROOF TYPE: <ul style="list-style-type: none">● Composition	YARD/GROUNDS: <ul style="list-style-type: none">● Balcony● Garden● RainGutters● Storage	SIDING: <ul style="list-style-type: none">● FiberCement
POOL TYPE: <ul style="list-style-type: none">● None	FOUNDATION: <ul style="list-style-type: none">● Slab	FENCING: <ul style="list-style-type: none">● BarbedWire

UTILITIES

HEATING/COOLING: <ul style="list-style-type: none">● Central● Electric● Propane	UTILITIES: <ul style="list-style-type: none">● ElectricityAvailable● SepticAvailable● SeparateMeters● WaterAvailable● CableAvailable
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ADDITIONAL PROPERTY DETAILS

AMENITIES: <ul style="list-style-type: none">● Chandelier● DoubleVanity● EatInKitchen● HighSpeedInternet● Pantry● CableTv● WalkInClosets	SECURITY FEATURES: <ul style="list-style-type: none">● SmokeDetectors
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LISTED BY: Jessica Carter 

PHONE: 855.450.0442

BROKERED BY: Real Broker, LLC