

# \$2,500,000 - 1920 & 1436 Sunflower Trl, Luling

MLS® #447194

## \$2,500,000

0 Bedroom, 0.00 Bathroom, 30 sqft

Land on 130.00 Acres

N/A, Luling, Texas

â€œCROSS SABRES RANCHâ€• AN EXCEPTIONAL GENTLEMANâ€™S TEXAS TROPHY RANCH CONVENIENTLY LOCATED MINUTES FROM INTERNATIONAL AIRPORTS AND OUR TEXAS CAPITAL. THIS BEAUTIFUL AND EXPANSIVE TEXAS PROPERTY IS LOCATED ON 129 PLUS ACRES JUST MINUTES FROM IH 10. IT IS AN ACTIVE RANCH AND RECREATIONAL PROPERTY WITH A RESPECTED REPUTATION. THE RANCH IS COMPLETELY PRIVATE AND UNIQUELY PRESERVED. THE MAIN HOUSE SITS ASTRIDE A HILL OVERLOOKING MANICURED IMPROVED PASTURES OF SOUTH AFRICAN TIFTON GRASS WITH CATTLE AND HORSES GRAZING IN THE DISTANCE. THE DAY WOULD NOT BE COMPLETE WITHOUT GAZING AT AN AMAZING SUNSET WHILE WAITING FOR EVENING TO PRESENT THE CITY LIGHTS OF LULING WITH LOCKHART IN THE DISTANCE. ALL OF THIS ON THE BEAUTIFUL TERRACE BY THE POOL AND UNDER THE PAVILLION WITH THIS BEAUTIFUL HILLTOP VIEW. ITâ€™S FAMILY RESORT LIVING TEXAS STYLE WITH ACTIVITIES TO INCLUDE FISHING, HUNTING, RIDING, HIKING, ENTERTAINING OR JUST RELAXING. WHETHER IT IS A DIP IN THE POOL, A TRIP TO THE SAUNA OR RELAXING IN THE HOT TUB YOU WILL FIND WHAT YOU ARE LOOKING FOR ON THIS EXCEPTIONAL PROPERTY. TAKE A



LOOK AT OUR VIDEO AND SEE FOR  
YOURSELF! YOU WON'T BE  
DISSAPOINTED.

**Essential Information**

MLS® #	447194
Price	\$2,500,000
Bathrooms	0.00
Square Footage	30
Acres	130.00
Type	Land
Sub-Type	Farm/Ranch
Status	Active

**Community Information**

Address	1920 & 1436 Sunflower Trl
Subdivision	N/A
City	Luling
County	Caldwell
State	Texas
Zip Code	78648

**Amenities**

Utilities	Electricity Available, Propane, Phone Available, Cable Available, High Speed Internet Available
Features	None
View	None
Waterfront	Other, See Remarks

**Exterior**

Exterior Features	Deck, Outdoor Grill, Outdoor Kitchen, Patio, Private Yard, Rain Gutters, Propane Tank - Owned
Windows	Double Pane Windows

**School Information**

District	Caldwell ISD
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**Additional Information**

Date Listed August 6th, 2021

Days on Market 3

HOA Fees 0.00

### **Listing Details**

Listing Office Coldwell Banker D'Ann Harper

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