

\$370,000 - 1909 Cool Breeze, New Braunfels

MLS® #450094

\$370,000

4 Bedroom, 2.00 Bathroom, 1,976 sqft
Residential on 0.17 Acres

West Village/Creekside Un 10, New Braunfels, Texas

Located on large corner lot In the West Village/Creekside

Cool off in your own private In-ground pool with spa, beautiful backyard oasis great for entertaining.

Walk through the front door into this open floor plan with wide hallways, 4 bedrooms 2 full baths, 1976 square foot per tax appraisal. Hard Tile/Carpet. Gourmet kitchen granite countertops pendant light about breakfast bar, walk in pantry, open to dining area & living room. Master Suite separate shower, double sinks walk in closet.

Back porched partially screened in ready for entertaining. The covered patio was a add on.
Nearby Schools, highways & by ways easy commuting to grocery shopping, luxury shopping at outlets.

Built in 2019

Essential Information

MLS® #	450094
Price	\$370,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	1,976
Acres	0.17
Year Built	2019



Type	Residential
Sub-Type	Single Family
Style	Traditional
Status	Pending

Community Information

Address	1909 Cool Breeze
Subdivision	West Villege/Creekside Un 10
City	New Braunfels
County	Comal
State	Texas
Zip Code	78130

Amenities

Utilities	Propane
Features	Curbs, Playground
Parking	Attached, Garage, Door-Single, Garage Faces Front
# of Garages	2
View	None

Interior

Interior	Carpet, Tile
Interior Features	Ceiling Fan(s), Double Vanity, Living/Dining Room, Open Floorplan, Pull Down Attic Stairs, Separate Shower, Pantry, In-Law Floorplan
Appliances	Dishwasher, Electric Water Heater, Microwave, Built-In Oven, Disposal, Double Oven, Electric Cooktop, Water Softener Rented
Heating	Electric
Cooling	Central Air, Electric
Fireplaces	None
# of Stories	1
Stories	One

Exterior

Exterior Features	Patio, Propane Tank - Leased
Roof	Composition, Shingle
Construction	HardiPlank Type, Masonry
Foundation	Slab

School Information

District	Comal ISD
Elementary	Freiheit Elementary
Middle	Canyon Middle School
High	Canyon High School

Additional Information

Date Listed	August 27th, 2021
Days on Market	5
HOA Fees	460.00

Listing Details

Listing Office	Era Colonial Real Estate (Aust
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