

# \$364,450 - 9337 Aten Shore, San Antonio

MLS® #1520268

## \$364,450

5 Bedroom, 4.00 Bathroom, 2,710 sqft  
Residential on 0.00 Acres

Valley Ranch, San Antonio, TX

This home is currently under construction. The Boerne is a two-story, 2710 square foot, 5 bedroom, 3.5 bathroom layout designed to provide a comfortable, spacious living area for you and your family. The inviting entry leads to the separate dining room and large open-concept kitchen with granite countertops and Whirlpool stainless steel appliances. The cozy breakfast nook flows into the spacious living room, perfect for entertaining. The bedroom 1 suite is located just off the living area and includes a nice ensuite and large dual walk-in closets. The second floor includes an open loft space, two full baths, and four secondary bedrooms. You'll enjoy added security in your new home with our Home is Connected features. Using one central hub that talks to all the devices in your home, you can control the lights, thermostat and locks, all from your cellular device. Additional features include, tall 9-foot ceilings, 2-inch faux wood blinds throughout the home, full yard irrigation, radiant barrier roof decking, and pre-plumb for water softener loop. Welcome to Valley Ranch, #1 ranked community designed for families, friends and neighbors in every stage of life. Find beautiful new homes on the northwest side of San Antonio, near Loop 1604 and Culebra Rd. Floor plans vary from three to six bedrooms and include granite countertops, stainless steel appliances, 9-foot ceilings, and much more. These spacious floor plans range from 1,736 square feet to over 3,500 square feet. Valley Ranch new



construction homes will feature D.R. Horton's new smart home system, Home Is Connected, ensuring security and peace of mind. Don't miss out on these new homes in a great location and at a great price! Highlights Include: Northside Independent School District- Kallison Elementary School located within the community \*contact district to confirm due to Northside ISD cap 10,000 square feet of resort-style amenities Weekly activities organized by the Valley Ranch Lifestyle Director \*USDA 100% Financing Available if you qualify

Built in 2021

### **Essential Information**

MLS® #	1520268
Price	\$364,450
Bedrooms	5
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,710
Acres	0.00
Year Built	2021
Type	Residential
Sub-Type	Single Family Detached
Style	Two Story
Status	Pending

### **Community Information**

Address	9337 Aten Shore
Subdivision	Valley Ranch
City	San Antonio
County	Bexar
State	TX
Zip Code	78254

### **Amenities**

Amenities	Basketball Court, BBQ/Grill, Clubhouse, Sports Court, Fishing Pier, Park/Playground, Pool, Tennis
Parking	Two Car Garage
Pool	None

## Interior

Interior	One Living Area, Eat-In Kitchen, Island Kitchen, Breakfast Bar, Walk-In Pantry, Utility Room Inside, Open Floor Plan, Cable TV Available, 1st Floor Lvl/No Steps, Game Room, Study/Library
Appliances	Washer Connection, Dryer Connection, Stove/Range, Gas Cooking, Disposal, Dishwasher, Smoke Alarm, Garage Door Opener, Ice Maker Connection, Microwave Oven, Plumb for Water Softener, Pre-Wired for Security
Heating	Central
Cooling	One Central
Fireplaces	Not Applicable
# of Stories	2
Stories	2

## Exterior

Exterior	Brick, Cement Fiber, Stone/Rock
Exterior Features	Covered Patio, Double Pane Windows, Has Gutters, Sprinkler System
Roof	Composition
Construction	New
Foundation	Slab

## School Information

District	Northside ISD
Elementary	Kallison
Middle	FOLKS
High	John Marshall Harlan HS

## Listing Details

Listing Office	Keller Williams Heritage
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