

\$4,440,000 - 1249 Thompson Dr, Kerrville

MLS® #1526030

\$4,440,000

5 Bedroom, 3.00 Bathroom, 3,750 sqft

Residential on 132.00 Acres

NONE, Kerrville, TX

This 132 acre Gentleman's Ranch is part of the last large acreage ranch, residential and/or commercial property located adjacent to the Kerrville city limits near downtown and overlooking the beautiful Guadalupe River Valley. The property includes a 5 bedroom, 3 bath home & barn, a year-round spring-fed pond for swimming and fishing. This property consists of 132.5 acres (~11+ ac commercial) with lower-lying residential building spots with views and a high ridge with beautiful breathtaking hill country views and building sites overlooking Kerrville and the river. A regional hospital and doctor's offices (3 min away), grocery (5 min), and big box stores are 10 mins or less away. As a development, the property is available to be annexed by the City of Kerrville. City water and sewer are available. Out of flood plain! Two adjoining tracts (145 and 103 ac) are available also. Whether you're looking for a great investment opportunity, a gentleman's ranch, horse property, or a commercial and residential compound or development, this property presents a possible combination of all of these! Ag Exempt.

Built in 1995

Essential Information

MLS® #	1526030
Price	\$4,440,000



Bedrooms	5
Bathrooms	3.00
Full Baths	3
Square Footage	3,750
Acres	132.00
Year Built	1995
Type	Residential
Sub-Type	Single Family Detached
Style	Two Story
Status	Active

Community Information

Address	1249 Thompson Dr
Subdivision	NONE
City	Kerrville
County	Kerr
State	TX
Zip Code	78028

Amenities

Amenities	None
Pool	Hot Tub

Interior

Interior	Two Living Area, Eat-In Kitchen, Laundry Main Level
Appliances	Ceiling Fans, Cook Top, Built-In Oven
Heating	Central
Cooling	One Central
Fireplaces	Not Applicable
# of Stories	2
Stories	2

Exterior

Exterior	Stone/Rock, Other
Exterior Features	Privacy Fence, Storage Building/Shed, Horse Stalls/Barn
Lot Description	County Vlew, Horses Allowed, Ag Exempt, Hunting Permitted, Partially Wooded, Mature Trees (ext feat), Secluded, Sloping, Pond /Stock Tank, 15 Acres Plus, Borders State Park / Game Ranch, City View, Gently Rolling, Water View

Roof	Metal
Construction	Pre-Owned
Foundation	Slab

School Information

District	Kerrville. ISD
Elementary	Tally
Middle	Peterson
High	Tivy

Listing Details

Listing Office	eXp Realty, LLC
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