

# \$750,000 - 134 Western Oaks, New Braunfels

MLS® #1552343

## \$750,000

3 Bedroom, 3.00 Bathroom, 2,605 sqft  
Residential on 1.00 Acres

River Chase, New Braunfels, TX

Wow! Exceptional home with an abundance of style and dazzling appeal. As your drive up, you are greeted with an acre of lush, green landscaping filled with mature Hill Country Oaks & a stunning one story, ranch style home. Enter the front door to towering, cathedral style ceilings that open to the family room that is complete with a double sided, wood burning fireplace. The kitchen is decked out for a chef complete with granite countertops, built in cooktop, a robust island and a windows open to your resort style amenities in the backyard. The master bedroom is one of a kind...cathedral ceilings, master bathroom that include his & hers closets, dual vanities, large garden tub & a spa like, double shower. The secondary bedrooms offer plenty of space and have a jack and jill style bathroom that is perfect for a family. Enter the backyard to your own private oasis...large shop with RV hook ups, Keith Zars pool/spa & multiple outdoor living spaces. One of a kind residence that has it all!

Built in 2003

## Essential Information

MLS® #	1552343
Price	\$750,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2



Half Baths	1
Square Footage	2,605
Acres	1.00
Year Built	2003
Type	Residential
Sub-Type	Single Family Detached
Style	One Story
Status	Active RFR

### **Community Information**

Address	134 Western Oaks
Subdivision	River Chase
City	New Braunfels
County	Comal
State	TX
Zip Code	78132-5214

### **Amenities**

Amenities	Pool, Tennis, Clubhouse, Park/Playground, Jogging Trails, Basketball Court, Other - See Remarks, Lake/River Park, Waterfront Access
Parking	Two Car Garage, Detached, Attached, Converted Garage, Side Entry, Oversized
Has Pool	Yes
Pool	In Ground Pool, AdjoiningPool/Spa, Pool is Heated

### **Interior**

Interior	One Living Area, Eat-In Kitchen, Two Eating Areas, Island Kitchen, Breakfast Bar, Walk-In Pantry, Study/Library, Utility Room Inside, 1st Floor Lvl/No Steps, Converted Garage, High Ceilings, Cable TV Available, High Speed Internet, Laundry Room, Walk in Closets, Attic - Partially Floored
Appliances	Ceiling Fans, Washer Connection, Dryer Connection, Cook Top, Built-In Oven, Microwave Oven, Disposal, Dishwasher, Ice Maker Connection, Water Softener (owned), Security System (Owned), Electric Water Heater, Garage Door Opener, Solid Counter Tops, Custom Cabinets, Private Garbage Service
Heating	Central, 1 Unit
Cooling	One Central
Fireplace	Yes
# of Fireplaces	1

Fireplaces	One, Living Room, Wood Burning, Kitchen, Other
# of Stories	1
Stories	1

## Exterior

Exterior	4 Sides Masonry, Stone/Rock
Exterior Features	Patio Slab, Covered Patio, Privacy Fence, Double Pane Windows, Storage Building/Shed, Mature Trees, Workshop, Other - See Remarks, Sprinkler System
Lot Description	Mature Trees (ext feat), Level, 1 - 2 Acres
Roof	Composition
Construction	Pre-Owned
Foundation	Slab

## School Information

District	Comal ISD
Elementary	Hoffman Lane
Middle	Church Hill
High	Canyon

## Listing Details

Listing Office	Keller Williams New Braunfels
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