

\$1,385,000 - 764 Acacia Pkwy, Spring Branch

MLS® #1557380

\$1,385,000

4 Bedroom, 5.00 Bathroom, 5,386 sqft
Residential on 5.00 Acres

CYPRESS SPRINGS, Spring Branch, TX

A must see Hill Country beauty that is nestled among trees. This home boasts wonderful views and a quiet calmness that is not often found. Secure gate opens up to a dream home. Follow the circular driveway to a covered entryway and discover all of the amazing comforts this home has to offer. A grand open living room with a fire place and double doors that open to the 2000+ sqft covered porch. The master bedroom and bath make getting up in the morning a truly enjoyable experience. Two walk in closets and a large tub and separate shower and double vanity. Two tankless water heaters mean you will never run out of steamy hot water! Upstairs is a second master bedroom that has a serene resort feel. Enjoy your coffee from the upstairs porch with a view for miles. The kitchen has two ovens and appliances are less than a year old. The over sized pantry has extra counter space and cabinets. The laundry room has a utility sink and brand new countertops. You will also find a built in ironing board and another full bathroom. This home is built to last with a steel frame and composite decking. Bring your horses! Back yard has a road giving easy access to the back of the property. Park your RV in the covered RV space that is attached to a HUGE workshop, over 3,000 square feet. Take the beautiful drive into the Hill Country and come see this gem. It won't last long! Always verify room sizes and schools as taxes. Seller's agent is related to sellers.



Built in 2004

Essential Information

MLS® #	1557380
Price	\$1,385,000
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	5,386
Acres	5.00
Year Built	2004
Type	Residential
Sub-Type	Single Family Detached
Style	One Story, Traditional, Split Level
Status	New

Community Information

Address	764 Acacia Pkwy
Subdivision	CYPRESS SPRINGS
City	Spring Branch
County	Comal
State	TX
Zip Code	78070

Amenities

Amenities	Park/Playground
Parking	Two Car Garage, Side Entry
Pool	None

Interior

Interior	One Living Area, Liv/Din Combo, Eat-In Kitchen, Island Kitchen, Walk-In Pantry, Study/Library, Game Room, Media Room, Shop, Utility Room Inside, High Ceilings, Open Floor Plan, Cable TV Available, High Speed Internet, Laundry Main Level, Laundry Room, Walk in Closets
Appliances	Ceiling Fans, Washer Connection, Dryer Connection, Cook Top, Built-In Oven, Stove/Range, Gas Cooking, Disposal, Dishwasher, Water Softener (owned), Vent Fan, Pre-Wired for Security, Electric Water Heater, Garage Door Opener, Double Ovens, Custom Cabinets, Carbon Monoxide Detector, 2+ Water Heater Units, Private Garbage Service

Heating	Central
Cooling	Three+ Central
Fireplace	Yes
# of Fireplaces	1
Fireplaces	One, Living Room
# of Stories	1
Stories	1

Exterior

Exterior	Stucco
Exterior Features	Covered Patio, Deck/Balcony, Storage Building/Shed, Other - See Remarks
Lot Description	County Vlew, 5 - 14 Acres
Roof	Metal
Construction	Pre-Owned
Foundation	Slab

School Information

District	Comal ISD
Elementary	Bill Brown
Middle	Spring Branch
High	Smithson Valley

Listing Details

Listing Office	eXp Realty, LLC
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