

# **\$415,000 - 113 Sawtooth Drive, San Marcos**

MLS® #2803446

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## **\$415,000**

4 Bedroom, 3.00 Bathroom, 2,015 sqft  
Residential on 0.13 Acres

Blanco Vista Tr K-1, San Marcos, TX

Wanting a new home with out the wait and markup? This 2018 built, Buffington home, might just be the perfect fit. With beautiful Rose bushes greeting you as you enter you'll see a home that you can immediately imagine as your own. With wood-like tile through out the common areas and lots of recessed lighting you'll be pleasantly surprised at the space provided in the front bedrooms as well as the guest area with it's own dedicated bath off of the garage. From there you'll come to your kitchen with a large island with space to easily seat 4, and over 20 cabinets worth of space for all your cooking needs. When it's time to retire for the night your primary suite will greet you with plenty of space, and a large sit down shower to relax. Solar panels will also convey at closing to help bring your monthly power bill down making high bills during the summer months a thing of the past. House has a flat backyard and faces NE so the sun will greet you in the master each morning. With your time off you'll be free to enjoy the many amenities the master planned community offers including: Hike & Bike trails, Community center with splashpad and Junior Olympic sized pool, stocked fishing pond, playscapes, soccer fields, and the Blanco river on the South end of the community. Home is conveniently located and can reach most anywhere in the Austin and San Antonio Metros within an hour. Compare to new builds in the area selling in the mid 400's and you'll see it's price is hard to beat so hurry down



while you can!

Built in 2018

### Essential Information

MLS® #	2803446
Price	\$415,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,015
Acres	0.13
Year Built	2018
Type	Residential
Sub-Type	Single Family Residence
Status	Active Under Contract

### Community Information

Address	113 Sawtooth Drive
Subdivision	Blanco Vista Tr K-1
City	San Marcos
County	Hays
State	TX
Zip Code	78666

### Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected
Features	Common Grounds/Area, Community Mailbox, Pool
Parking	Attached
# of Garages	2
View	None
Waterfront	None

### Interior

Interior	Carpet, Tile
Appliances	Dishwasher, Free-Standing Gas Range, Disposal, Gas Water Heater, Microwave
Heating	Central
# of Stories	1

Stories	One
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## **Exterior**

Lot Description	Front Yard, Private
Roof	Shingle
Construction	Brick, HardiPlank Type
Foundation	Slab

## **School Information**

District	Hays ISD
Elementary	Blanco Vista Elem
Middle	Laura B Wallace
High	Jack C Hays

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