

\$2,230,000 - 550 Cordillera Trace, Boerne

MLS® #1640601

\$2,230,000

4 Bedroom, 6.00 Bathroom, 6,558 sqft
Residential on 5.18 Acres

CORDILLERA RANCH, Boerne, TX

This prestigious estate sits on just over 5 acres in Cordillera Ranch, where the home's owner will enjoy living in the Hill Country's most exclusive master-planned community boasting the very finest in resort-style living. [MASTER GOLF MEMBERSHIP] is available to the next owner.] An entertainer's dream home, it features a ballroom-sized living room with soaring 23-foot ceilings and abundant natural light. The massive and ornate double-sided fireplace is enjoyed from both this room and the large dining room where guests can enjoy the covered patio featuring a separate shade trellis and manicured landscaping. The kitchen features an oversized leathered granite island where conversations are held, while the chef enjoys cooking on a 60-inch BlueStar 6 burner cooktop with a griddle and double ovens. The separate refrigerator and freezer are by Sub-Zero. The pantry has plentiful shelves for storage, and 41 slide-out drawers for even more storage! You must see this home to understand how special it is... from the 14-foot front doors imported from a church in Argentina to the hand-laid mesquite wood flooring, plus the office adorned with custom shelving and a wet bar. The owner's suite features two full and separated bathrooms, each with its own large closet spaces. All guest rooms have their own attached full bathroom. If you are a discerning home buyer searching for an estate rich in heritage and the finest finishes, 550 Cordillera Trace is a home you MUST consider. You are



encouraged to set your appointment to experience it soon.

Built in 2007

Essential Information

ListingFeed	sabor_vow_sold
MLS® #	1640601
List Price	\$2,230,000
Sale Price	\$2,000,000
Sale Date	September 18th, 2023
Bedrooms	4
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	6,558
Acres	5.18
Year Built	2007
Type	Residential
Sub-Type	Single Family Detached
Style	Two Story, Texas Hill Country
Status	Sold

Community Information

Address	550 Cordillera Trace
Subdivision	CORDILLERA RANCH
City	Boerne
County	Kendall
State	TX
Zip Code	78006

Amenities

Amenities	Controlled Access, Guarded Access, Park/Playground, Jogging Trails
Pool	None

Interior

Interior	1st Floor Lvl/No Steps, Two Eating Areas, Three Living Area, Attic - Access only, Breakfast Bar, Cable TV Available, Game Room, High Ceilings, High Speed Internet, Island Kitchen, Laundry Lower Level,
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Laundry Main Level, Laundry Room, Laundry Upper Level, Open Floor Plan, Separate Dining Room, Study/Library, Telephone, Utility Room Inside, Walk in Closets, Walk-In Pantry

Appliances 2nd Floor Utility Room, Built-In Oven, Chandelier, Ceiling Fans, Custom Cabinets, Double Ovens, Disposal, Dryer Connection, Dryer, Dishwasher, Electric Water Heater, Garage Door Opener, Gas Cooking, Ice Maker Connection, Microwave Oven, Private Garbage Service, Refrigerator, Self-Cleaning Oven, Water Softener (owned), Solid Counter Tops, Smoke Alarm, Security System (Owned), Stove/Range, Trash Compactor, 2+ Water Heater Units, Vent Fan, Wet Bar, Washer Connection, Washer

Heating Central, Heat Pump

Cooling Three+ Central, Heat Pump

Fireplace Yes

of Fireplaces 2

Fireplaces Dining Room, Living Room, One, Stone/Rock/Brick, Two, Wood Burning

of Stories 2

Stories 2

Exterior

Exterior 4 Sides Masonry, Stucco

Exterior Features Covered Patio, Double Pane Windows, Deck/Balcony, Gazebo, Partial Fence, Partial Sprinkler System, Patio Slab, Privacy Fence, Special Yard Lighting, Sprinkler System, Stone/Masonry Fence, Storage Building/Shed, Mature Trees

Lot Description 5 - 14 Acres, Bluff View, County View, Level, Mature Trees (ext feat), Partially Wooded, Secluded

Roof Composition

Construction Pre-Owned

Foundation Slab

School Information

District Boerne ISD

Elementary Herff

Middle Voss Middle School

High Boerne