

\$4,200,000 - 6600 Fm 32, Fischer

MLS® #4902853

\$4,200,000

4 Bedroom, 4.00 Bathroom, 7,234 sqft
Residential on 30.00 Acres

none, Fischer, TX

Tucked away within 30 unrestricted landscaped acres, between San Marcos & Wimberley, Rancho Mirando stands as a breathtaking Hill Country Event Venue and Luxury Guest Ranch, with panoramic views of the Devil's Backbone spanning over 2 counties. The land has undergone fifteen years of restoration to native grasses and wildflowers & the removal of cedar trees allowing the installation of a 60 tree Olive Grove. This estate boasts a castle-like Hacienda, built in 2001, offering 3834 sqft of living space. With 4 generously appointed bedrooms, 3 1/2 baths, 3 expansive living areas, a fully equipped kitchen, utility room, double garage, two patios, & 192+/- sqft storage area, it effortlessly accommodates up to 16 guests in true Texas comfort. Step outside to an oasis that includes a covered BBQ terrace, a pool & cascading waterfall plus an adjacent 500 +/- sq ft tented area - all capturing the spectacular views. Across the way, is a view oriented building constructed in 2011, the Pavilion. It is a contemporary Texas Hill Country style designed by AIA Architect Mark W Canada with approx. 3500 sqft of versatile space. Complete with multiple terraces, a fully equipped commercial kitchen, and spellbinding vistas, it's the perfect canvas for your grandest gatherings. Descend the steps, and you'll come upon the Bella Vista Bar & Patio, complete with a welcoming serving bar and a limestone patio. Nearby, the exquisite Bella Vista area stands as a



picturesque park amid natural beauty. The potential of this remarkable property is as boundless as your imagination. Ideal for weddings, rehearsal dinners, joyous celebrations, corporate and family retreats, inspiring cooking classes, memorable awards ceremonies, cinematic filming locations, and heartwarming family or class reunions. On sprawling 30 acres, envision creating additional cottages or living spaces to expand your dreams. NOTE: Tax & Tax Information are estimates.

Built in 2001

Essential Information

ListingFeed	abor_vow
MLS® #	4902853
List Price	\$4,200,000
Sale Price	\$4,200,000
Sale Date	April 29th, 2024
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	7,234
Acres	30.00
Year Built	2001
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	6600 Fm 32
Subdivision	none
City	Fischer
County	Comal
State	TX
Zip Code	78623

Amenities

Utilities	Electricity Connected, Natural Gas Not Available, Sewer Connected, Water Connected
Features	None
Parking	Aggregate, Concrete, Door-Single, Driveway, Electric Gate, Garage, Gated, Lighted, Parking Lot, Private, Garage Faces Side
# of Garages	2
View	Garden, Hills, Orchard, Panoramic, Pasture, Trees/Woods
Waterfront	None
Has Pool	Yes

Interior

Interior	Concrete, Tile
Appliances	Built-In Electric Oven, Dryer, Dishwasher, Electric Cooktop, Electric Oven, Electric Water Heater, Disposal, Ice Maker, Microwave, Refrigerator, Stainless Steel Appliance(s), Washer
Heating	Central, Electric, Fireplace(s)
Cooling	Central Air, Electric
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Den
# of Stories	1
Stories	One

Exterior

Exterior Features	Barbecue, Exterior Steps, Garden, Gas Grill, Lighting, Outdoor Grill, Private Entrance, Private Yard, Uncovered Courtyard, Arbor
Lot Description	Front Yard, Garden, Landscaped, Native Plants, Orchard(s), Private, Rolling Slope, Many Trees, Sprinklers Automatic, Trees Large Size, Trees Medium Size, Views
Windows	Insulated Windows, Vinyl, Wood Frames
Roof	Metal
Construction	Glass, Masonry, Stone
Foundation	Slab

School Information

District	Comal ISD
Elementary	Mountain Valley
Middle	Mountain Valley Middle
High	Canyon Lake