

# \$2,995,000 - 496 Landing Lane, Blanco

MLS® #5828068

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## \$2,995,000

4 Bedroom, 4.00 Bathroom, 4,729 sqft  
Farms and Ranches on 27.26 Acres

The Landing At Blanco, Blanco, TX

Exquisite grace and grandeur hallmark this magnificent masterpiece tucked underneath a canopy of majestic live oaks within the gates of the highly sought-after development of The Landing. This 27+/- acre spread offers hundreds of thriving oaks. The main home provides a comfortable, casual elegance with an impressive open look to the beautiful pool and open back porch. Consisting of approximately 4,133 sqft the main home offers a total of 4 bedrooms, 3 Full baths and 1 half bath. Brazilian Cherry Hardwood floors are found throughout the living area, office, and upstairs bedroom. With an abundance of natural light, the main home also consists of a master suite with walk-in closet, private master bath, open kitchen with high end appliances, two fireplaces, two car garage, mud room and much more. The water well provides water to both the home and irrigation system which keeps the lawn lush, even during hot Texas summers. The Landing at Blanco is a large acreage community with luxury homes in the heart of the Texas Hill Country. This property offers its own Private Hangar near the 3,400-foot private runway. The Wildlife Management Property Association provides a wildlife tax exemption for the community and allows hunting for whitetail deer management. The location perfectly combines the country living experience with the convenience of being only 2 miles from the historic downtown Blanco square, known for a thriving downtown and the Blanco River State Park. The Landing



is conveniently located off Hwy 281, only 45 minutes from Austin and San Antonio and is centrally located to entertainment, shopping, and eateries in Fredericksburg, Wimberly, Johnson City, and Marble Falls. Reconnect with life's slower-paced pleasures, schedule a showing today!

Built in 2009

### Essential Information

ListingFeed	abor_vow
MLS® #	5828068
List Price	\$2,995,000
Sale Price	\$2,823,500
Sale Date	July 15th, 2022
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	4,729
Acres	27.26
Year Built	2009
Type	Farms and Ranches
Sub-Type	Single Family Residence
Status	Closed

### Community Information

Address	496 Landing Lane
Subdivision	The Landing At Blanco
City	Blanco
County	Blanco
State	TX
Zip Code	78606

### Amenities

Utilities	Electricity Connected
Features	Airport/Runway
Parking	Garage

View	Hills
Waterfront	Pond

### **Interior**

Interior	Carpet, See Remarks, Tile, Wood
Appliances	Dishwasher, Microwave, Oven, Refrigerator
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Bedroom, Living Room
# of Stories	2
Stories	Two

### **Exterior**

Exterior Features	Exterior Steps, Lighting, Private Yard
Lot Description	Agricultural, Gentle Sloping, Many Trees
Windows	Blinds, Display Window(s)
Roof	Metal
Construction	Board & Batten Siding, Stone
Foundation	Slab

### **School Information**

District	Blanco ISD
Elementary	Blanco
Middle	Blanco
High	Blanco