

# \$1,450,000 - 428 Deer Lake Estate, Wimberley

MLS® #6309121

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## \$1,450,000

3 Bedroom, 3.00 Bathroom, 2,074 sqft  
Residential on 4.80 Acres

Deer Lake Estates, Wimberley, TX

Located in the sweet spot of the Hill Country, this 4.7 acre property enjoys 301 linear ft of Lone Man Creek frontage & includes a charming stone cottage & a custom-designed safari tent used as an income-producing luxury glamping retreat. It feels private & secluded, yet it is 4-10 miles from notable spots like Hays City Store, Mandola's Trattoria Lisina, Vista Brewing, The Salt Lick, Leaning Pear, Blue Hole & Wimberley Square. Easy access to Austin, Houston, San Antonio.

Crossing over the one-lane low water crossing, you'll immediately feel your stress melt away. Enter the gated entrance, you'll see that great care has been taken by the owners to maintain the traditional Wimberley charm, while creating a world class experience for owners & guests.

The charming stone cottage, originally constructed in 1954 & remodeled in 2008, has 2 beds, 2 baths, 2 living areas incl a home office space for 2. Approx 1224 square feet (HCAD). Numerous windows let the outside into every room. Graceful stone walls add to the charm of this very efficient floor plan. Enjoy privacy, an outdoor shower, 2 car carport. Multiple areas to entertain guests or immerse in nature, listen to the seasonal waterfall, an array of bird species, watch twinkling fireflies or playful foxes.

The Tent is an authentic, custom-designed safari tent perched atop a ridge overlooking Lone Man Creek & enjoys refreshing breezes & protected views of the hill country from the



verandah. 1 bed, 1 bath, approx 435 sf (per owner). Kitchenette, long leaf pine floors, clawfoot tub, fully furnished. 21.5 SEER Dual zone mini split system w heating & cooling, tankless WH, private deck w outdoor shower, â€œhippie hot tubâ€• & seating area.

Owner's shed for Tent supplies, laundry, etc.

Gated entrance on county maintained paved road. Fully deer fenced, abundant garden w/ dedicated sprinkler system, Hen

â€œPalaceâ€•. Multiple outdoor seating areas.

The future operations of the business to be addressed with Buyer.

Built in 1954

### Essential Information

ListingFeed	abor_vow
MLS® #	6309121
List Price	\$1,450,000
Sale Price	\$1,450,000
Sale Date	September 10th, 2021
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,074
Acres	4.80
Year Built	1954
Type	Residential
Sub-Type	Other
Status	Closed

### Community Information

Address	428 Deer Lake Estate
Subdivision	Deer Lake Estates
City	Wimberley
County	Hays
State	TX
Zip Code	78676

## **Amenities**

Utilities	Electricity Connected, Propane, Other, Water Connected
Features	None
Parking	Additional Parking, Carport, Electric Gate
View	Hills, Creek/Stream
Is Waterfront	Yes
Waterfront	Creek, Waterfront

## **Interior**

Interior	Laminate, Tile, Wood
Appliances	Washer/Dryer Stacked, Dishwasher, Gas Range, Refrigerator, Self Cleaning Oven, Tankless Water Heater, Water Purifier
Heating	Central
Cooling	Central Air, See Remarks, Wall/Window Unit(s)
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room
# of Stories	1
Stories	One

## **Exterior**

Exterior Features	Exterior Steps, Outdoor Grill, Rain Gutters
Lot Description	Garden, Gentle Sloping, Native Plants, Private, Many Trees, Trees Medium Size, Views
Roof	Metal, See Remarks
Construction	Masonry, See Remarks, Wood Siding
Foundation	Slab, See Remarks

## **School Information**

District	Wimberley ISD
Elementary	Scudder
Middle	Danforth
High	Wimberley