

\$1,149,900 - 1161 Lone Star Drive, New Braunfels

MLS® #7076176

\$1,149,900

3 Bedroom, 4.00 Bathroom, 2,940 sqft
Residential on 0.17 Acres

Kreuslerville, New Braunfels, TX

Enjoy the emerald waters of Lake Dunlap this summer! Situated on 0.17 acres, this residence offers uninterrupted southern views from the elevated back deck. From here you can access the 70â€™ of improved shoreline that is complete with a two slip boat house with a single electric boat lift and adjoining ski ramp. With the expected dam completion to be done by mid-summer of 2023, fun out on the lake will be endless! Indoors you have expansive windows throughout with many views of the outdoors. The living room, complete with woodburning fireplace, opens into the gourmet kitchen that features built-in appliances, granite countertops and center island with smooth cooktop as well as bar seating. From the adjoined dining space you can access the outdoor covered patio that faces the lake. With a split design you have the Ownerâ€™s suite on the main level, complete with private outdoors access and an attached en suite featuring a dual vanity, jetted garden tub and walk-in shower. Upstairs you will find two remaining bedrooms, a media room that is wired for sound and landing area that has outdoor access to an open balcony offering elevated views of Lake Dunlap.



Built in 2007

Essential Information

ListingFeed	abor_vow
MLS® #	7076176

List Price	\$1,149,900
Sale Price	\$1,125,000
Sale Date	May 19th, 2023
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,940
Acres	0.17
Year Built	2007
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	1161 Lone Star Drive
Subdivision	Kreuslerville
City	New Braunfels
County	Guadalupe
State	TX
Zip Code	78130

Amenities

Utilities	Electricity Available, Water Available
Features	None
Parking	Attached, Door-Single, Garage Faces Front, Garage, Off Street, Open, Paved
# of Garages	2
View	Lake, River, Water
Is Waterfront	Yes
Waterfront	Boat Ramp/Lift Access, Lake Front, River Front, Waterfront

Interior

Interior	Carpet, Tile
Appliances	Built-In Electric Oven, Cooktop, Dishwasher, Electric Water Heater, Disposal, Microwave, Down Draft, Electric Cooktop, Water Softener Owned
Heating	Central, Electric
Cooling	Central Air, Electric

Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Masonry, Wood Burning
# of Stories	2
Stories	Two

Exterior

Exterior Features	Balcony, Rain Gutters, Boat Lift, Boat Slip
Lot Description	Level, Sprinklers In Ground, Sloped Down, Trees Large Size
Windows	None
Roof	Metal
Construction	Masonry, Stucco, Stone
Foundation	Slab

School Information

District	Comal ISD
Elementary	Goodwin Frazier
Middle	Church Hill
High	Canyon