

\$1,199,999 - 1026 Drifting Wind Run, Dripping Springs

MLS® #7080245

\$1,199,999

4 Bedroom, 4.00 Bathroom, 3,737 sqft
Residential on 3.03 Acres

The Preserve Ph Two, Dripping Springs, TX

Seller willing to contribute to a rate buy down or closing costs!

Total turnkey home as clean and immaculate as I've seen. Seller has been meticulous with maintenance inside and out which should give a buyer piece of mind. This is a great opportunity to live in one of the best subdivisions Dripping Springs has to offer and one of the best prices. 3+ wooded acres where you can create your own private outdoor paradise. This impressive two story provides space, tranquility & elegance with hardwood flooring that envelops the main level highlighting an elegant dining room and stately home office off the foyer. The kitchen is open to the family room & sunroom and features a center island, an abundance of cabinet and granite countertops, oven and convection oven, & a charming bay window. The kitchen overlooks the sprawling wooded backyard and sparkling pool/spa. Gather for a weenie/smores roast at the outdoor firepit in a large, fenced yard area where the dogs can run, kids can safely play, practice your green thumb gardening or enjoy the peace and quiet while keeping the abundance of wildlife at distance, something for everyone! The master suite is secluded in its own corner of the house and takes in the views of the backyard acreage—it even has an exterior door to slip out for a midnight swim! The grand master bath includes a jetted tub, double vanity & large walk-in shower and spacious closet. Upstairs you have a great room large enough



to hold a pool table and a media room ripe and ready for your theater buff. This is a fantastic floor plan, where nothing is too small or too big!

Built in 2006

Essential Information

ListingFeed	abor_vow
MLS® #	7080245
List Price	\$1,199,999
Sale Price	\$1,050,000
Sale Date	January 10th, 2023
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,737
Acres	3.03
Year Built	2006
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	1026 Drifting Wind Run
Subdivision	The Preserve Ph Two
City	Dripping Springs
County	Hays
State	TX
Zip Code	78620

Amenities

Utilities	Cable Available, Electricity Connected, High Speed Internet Available, Natural Gas Not Available, Phone Available, Propane, Sewer Connected, Underground Utilities, Water Connected
Features	Common Grounds/Area
Parking	Attached, Driveway, Garage Faces Side
# of Garages	3

View	Trees/Woods
Waterfront	None
Has Pool	Yes

Interior

Interior	Carpet, Tile, Wood
Appliances	Dishwasher, Microwave, Built-In Oven, Disposal, Dryer, Gas Water Heater, Oven, Propane Cooktop, Refrigerator, Self Cleaning Oven, Stainless Steel Appliance(s), Washer
Heating	Electric, Fireplace(s), Propane, Zoned
Cooling	Central Air, Ceiling Fan(s), Electric, Zoned
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Propane
# of Stories	2
Stories	Two

Exterior

Exterior Features	Exterior Steps, Rain Gutters
Lot Description	Back Yard, Front Yard, Interior Lot, Landscaped, Sprinklers Automatic, Trees Large Size
Windows	Window Coverings, Bay Window(s), Blinds, Double Pane Windows, Drapes, Insulated Windows, Screens, Shutters, Vinyl, Window Treatments
Roof	Shingle
Construction	Stone, Stucco
Foundation	Slab

School Information

District	Dripping Springs ISD
Elementary	Walnut Springs
Middle	Dripping Springs Middle
High	Dripping Springs