

# \$1,595,000 - 889 Brock Hollow Drive, Johnson City

MLS® #7389816

---

## \$1,595,000

4 Bedroom, 4.00 Bathroom, 4,376 sqft  
Residential on 10.00 Acres

Pedernales Bend, Johnson City, TX

Indulge in a true Texan lifestyle within the privacy of this home nestled on a serene country road, safeguarded by a gated entrance and surrounded by beautiful Oaks.

This expansive 10-acre property offers the potential for a ranch lifestyle with space for various livestock. Built in 2023, the home is 4 bedroom, 3.5 baths and spans 4,376 sqft. Stepping inside the home, you are greeted by a grand 20' tall foyer and living room, featuring a warm stone fireplace that extends to the ceiling, with the option of propane or wood. Custom features throughout the home include quartzite countertops, marble backsplash, tile floors, custom cabinetry, marble showers, champagne bronze fixtures, and 2.5" Bali wood blinds. The luxurious kitchen includes Thermador appliances with wifi capabilities, and other added features. A large walk-in butlers pantry, including an additional refrigerator. Under the stairs is a spacious storage room which could be made into a wine cellar or second pantry. A massive upstairs bonus room provides a wet bar, and with the ample space, can be utilized as an in-home movie theater, gym, game room, or more. Outside custom features include a 15'x35' pool with a sundeck, a cascading 7'x7' spa, plus two 15'x12' gazebos. The home is set up for ultimate entertainment! Feel at peace away from home with a backup generator with auto start and wifi capabilities. There is also a 1,000 gallon propane tank with enough fuel to run the generator for a month; and a 2,000-gallon



water holding tank. Last, with no HOA, a modest annual POA fee of \$200 grants exclusive private access to a renowned Pedernales River Park! The home is situated just 8 minutes from downtown Johnson city, 20 minutes from Dripping Springs and 1 hour from Austin and San Antonio! Schedule a showing today!

Built in 2023

### Essential Information

ListingFeed	abor_vow
MLS® #	7389816
List Price	\$1,595,000
Sale Price	\$1,450,000
Sale Date	June 14th, 2024
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	4,376
Acres	10.00
Year Built	2023
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### Community Information

Address	889 Brock Hollow Drive
Subdivision	Pedernales Bend
City	Johnson City
County	Blanco
State	TX
Zip Code	78636

### Amenities

Utilities	Electricity Connected, Propane, Other
Features	Park

Parking	Additional Parking, Garage Faces Front, Parking Pad
# of Garages	3
View	Hills
Waterfront	See Remarks
Has Pool	Yes

### **Interior**

Interior	Tile
Appliances	Built-In Range, Bar Fridge, Dishwasher, Disposal, Gas Range
Heating	Central, Fireplace(s)
Cooling	Central Air, Ceiling Fan(s), Electric
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room
# of Stories	2
Stories	Two

### **Exterior**

Exterior Features	Lighting, Private Entrance
Lot Description	Agricultural, Moderate Trees, Views
Windows	Blinds, See Remarks
Roof	Composition
Construction	Stone, Vertical Siding
Foundation	Slab

### **School Information**

District	Johnson City ISD
Elementary	Lyndon B Johnson
Middle	Lyndon B Johnson
High	Lyndon B Johnson (Johnson City ISD)