

# \$1,265,000 - 1036 Long Meadows, Spring Branch

MLS® #7715554

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## \$1,265,000

4 Bedroom, 4.00 Bathroom, 3,809 sqft  
Residential on 2.44 Acres

River Crossing 2, Spring Branch, TX

BOM, IT'S LIKE BRAND NEW! TAKE A DEEP BREATH as you turn into this beautiful Hill Country estate. Luxurious & unique custom re-designed 3806 sq. ft. home situated on 2.44 ACRES in the Texas Hill Country with One of the most INCREDIBLE PANORAMIC VIEWS. This ONE-OF-A-KIND design features all NEW; 4 Suites, California closets, expansive formals, OVERSIZED Gourmet with a full line of luxury, NEW Jenn Air Stainless Steel appliances, precision and purposeful custom sleek counters and Kitchen cabinetry, Island w/seating... you will find the perfect blend of innovation in this one! The Iron Double-Door entry leads to a generous living area with a fireplace, high ceilings throughout, custom wet-bar, lofted office w/views, refreshing master bath with a dramatic marble presence surrounds an enclosed rain shower, his & her vanities. Rare attached 3 car garage w/custom wood cabinetry. The details and perfection of this one is a must-see and sure to please the most discerning buyers...Move in ready!



Built in 2007

## Essential Information

ListingFeed	abor_vow
MLS® #	7715554
List Price	\$1,265,000
Sale Price	\$1,265,000
Sale Date	August 9th, 2022

Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	3,809
Acres	2.44
Year Built	2007
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### **Community Information**

Address	1036 Long Meadows
Subdivision	River Crossing 2
City	Spring Branch
County	Comal
State	TX
Zip Code	78070

### **Amenities**

Utilities	Cable Available, Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected
Features	Barbecue, Business Center, Clubhouse, Fitness Center, Golf, Kitchen Facilities, Pool, Restaurant
Parking	Driveway, Oversized, Parking Pad, Garage Faces Side, Workshop in Garage
# of Garages	3
View	Canyon, Hills, Panoramic
Waterfront	None

### **Interior**

Interior	Stone, Wood
Appliances	Double Oven, Dishwasher, Exhaust Fan, Disposal, Gas Oven, Gas Range, Microwave, Range Hood, Stainless Steel Appliance(s)
Heating	Central, ENERGY STAR Qualified Equipment, Fireplace(s)
Cooling	Central Air, Ceiling Fan(s), ENERGY STAR Qualified Equipment, Multi Units
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room

# of Stories	1
Stories	One

### **Exterior**

Exterior Features	Gas Grill, Lighting, Outdoor Grill, Private Entrance
Lot Description	Bluff, Back Yard, Cleared, Cul-De-Sac, Sloped Down, Front Yard, Near Golf Course, Gentle Sloping, Landscaped, Level, Views
Windows	Blinds, Insulated Windows
Roof	Spanish Tile
Construction	Stucco
Foundation	Slab

### **School Information**

District	Comal ISD
Elementary	Bill Brown
Middle	Smithson Valley
High	Smithson Valley