

\$1,175,000 - 14 Falls Terrace, Boerne

MLS® #8718628

\$1,175,000

4 Bedroom, 3.00 Bathroom, 5,429 sqft
Residential on 0.46 Acres

Fair Oaks Ranch, Boerne, TX

****A must see!!** Experience the luxury of this 5400+ sq. ft. meticulously designed home on nearly 1/2 acre corner lot located on 1st fairway of the Black Jack Golf Course. The main area of the home offers an open living area with towering ceilings and an abundance of natural light, updated kitchen with island, breakfast area, formal dining room, office and the primary bedroom. The Primary bath has a separate whirlpool tub, a steam shower, 2 walk in closets and his/hers vanities. Upstairs you will find 2 additional bedrooms ,a shared bathroom. and a huge wrap around balcony to enjoy your coffee. The lower level of the home offers everything for families or entertainment enthusiasts including a full kitchen, wine room, theater room, family area, fireplace, bar, bathroom and a bedroom/exercise room with access to the outdoor patio. The outdoor oasis boasts an oversized covered patio, stunning pool, hot tub, gazebo, outdoor kitchen and multiple water features. Furthermore, youâ€™ll find a climate controlled workshop, golf cart garage and 12â€™ rv/boat garage. Donâ€™t miss your opportunity to see this house in the highly sought after community of Fair Oaks Ranch located in a prime location in the cute town of Boerne with award-winning Boerne Independent School district, minutes to La Cantera, the Rim, and the new HEB. The house sits across the street from Fair Oaks Ranch Country Club whose amenities include clubhouse, fitness center, two pools, tennis



courts, volley ball court, social activities, pickleball and two golf courses! **all room sizes are estimates. **you must join Fair Oaks Country Club to use the amenities.

Built in 2001

Essential Information

ListingFeed	abor_vow
MLS® #	8718628
List Price	\$1,175,000
Sale Price	\$1,150,000
Sale Date	July 17th, 2024
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	5,429
Acres	0.46
Year Built	2001
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	14 Falls Terrace
Subdivision	Fair Oaks Ranch
City	Boerne
County	Bexar
State	TX
Zip Code	78015

Amenities

Utilities	Cable Available, Electricity Connected, High Speed Internet Available, Propane, Phone Available, Sewer Connected, Water Connected, Underground Utilities
Features	Clubhouse, Golf, Gated, Pool, Restaurant, Tennis Court(s), Trails/Paths
Parking	Boat, Garage, Golf Cart Garage, RV Garage, Garage Faces Side, Workshop in Garage
# of Garages	4

Garages	Garage Door Opener
View	Golf Course
Waterfront	None
Has Pool	Yes

Interior

Interior	Carpet, Tile, Wood
Appliances	Built-In Oven, Dishwasher, Exhaust Fan, Electric Range, Electric Water Heater, Disposal, Ice Maker, Microwave, Water Softener Owned, Wine Refrigerator
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Gas Starter, Living Room, Wood Burning, Recreation Room
Stories	Multi/Split

Exterior

Exterior Features	Balcony, Gas Grill, Outdoor Grill
Lot Description	Corner Lot, On Golf Course
Windows	Blinds, Screens
Roof	Tile
Construction	Stone, Stucco
Foundation	Slab

School Information

District	Boerne ISD
Elementary	Fair Oaks Ranch
Middle	Voss
High	Samuel V Champion