

\$549,000 - 245 Sentido, Boerne

MLS® #1850556

\$549,000

2 Bedroom, 2.00 Bathroom, 1,959 sqft
Residential on 0.13 Acres

Regency at Esperanza, Boerne, TX

MLS# 1850556 - Built by Toll Brothers, Inc. - Ready Now! ~ This stunning home has been thoughtfully designed with your lifestyle in mind, offering both elegance and functionality. The open-concept kitchen serves as the heart of the home, seamlessly connecting to the spacious living area and providing easy access to the inviting outdoor patio perfect for enjoying both indoor and outdoor living. With a versatile flex room that can be tailored to your needs, whether as a home office, activity space, or creative retreat, you have the freedom to make this space truly your own. Don't miss the chance to explore all the possibilities schedule a tour today and step into the home of your dreams! Disclaimer: Photos are images only and should not be relied upon to confirm applicable features.



Designer Appointed Features | EXTERIOR SELECTIONS

Designer Appointed Features are home details and finishes curated by the talented design professionals responsible for the distinctive looks found in our model homes.



1	PRIMARY	3	FRONT DOOR	5	WINDOWS
2	TRIM	4	GARAGE DOOR	6	ROOF
	Paint: White SANTOS		Dark Gray: Traditional Pineau		Clay
	Paint: Gray SANTOS		Paint: Gray SANTOS		Woodland: Wood

REGENCY AT ESPERANZA | FLAMENCO COLLECTION | AURORIA CLASSIC
HOME SITE 50 | 245 SENTIDO | BOERNE, TX 78006

Photographs, renderings, and floor plans are for informational purposes only and may not reflect the exact features or dimensions of your home. Actual product may differ. All dimensions are subject to field conditions. Please consult applicable building codes and zoning. This is not an offering where prohibited by law. All images are for reference. See model in person.
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Designer Appointed Features | ARCHITECTURAL SELECTIONS

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1. LAUNDRY ROOM W/IN SINK WITH CABINET (P2040000)
2. RAIN GLASS WINDOW (P202000000)
3. MULTI-SLIDE STACKED DOOR 12X8 (P2020000)
4. OFFICE (P2020000)



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Built in 2025

Essential Information

MLS® #	1850556
Price	\$549,000
Bedrooms	2
Bathrooms	2.00
Full Baths	2
Square Footage	1,959
Acres	0.13
Year Built	2025
Type	Residential

Sub-Type	Single Family Detached
Style	Traditional
Status	Active

Community Information

Address	245 Sentido
Area	2506
Subdivision	Regency at Esperanza
City	Boerne
County	Kendall
State	TX
Zip Code	78006

Amenities

Amenities	Bike Trails, Clubhouse, Jogging Trails, Park/Playground, Pool, Sports Court
Parking	One Car Garage
Pool	None

Interior

Interior	Attic - Access only, Cable TV Available, Eat-In Kitchen, Island Kitchen, Open Floor Plan, Study/Library, Walk in Closets, Walk-In Pantry
Appliances	Built-In Oven, Ceiling Fans, Dishwasher, Disposal, Garage Door Opener, Microwave Oven, Self-Cleaning Oven, Smoke Alarm
Heating	Central
Cooling	One Central
Fireplaces	Not Applicable
# of Stories	1.0
Stories	1

Exterior

Exterior	Brick
Exterior Features	Covered Patio
Roof	Composition
Construction	New
Foundation	Slab

School Information

District	Boerne
Elementary	Herff

Middle	Boerne Middle S
High	Boerne

Additional Information

Date Listed	March 17th, 2025
Days on Market	231
HOA Fees	850.00
HOA Fees Freq.	Quarterly

Listing Details

Listing Agent	Ben Caballero
Listing Office	HomesUSA.com

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