

\$449,000 - 2343 Country Grace, New Braunfels

MLS® #1854546

\$449,000

4 Bedroom, 2.00 Bathroom, 3,072 sqft

Residential on 0.35 Acres

SOUTHBANK, New Braunfels, TX

ONE STORY BRICK HOME IN SOUTH BANK! 4 BEDROOMS, 2 BATHROOMS, 2 CAR GARAGE, 2 LIVING AREAS, 2 DINING AREAS, LARGE LAWN, SPRINKLER SYSTEM, XERISCAPED, FENCED, COVERED BACK PORCH, STORAGE SHED, HUGE ISLAND KITCHEN, WALK IN PANTRY AND LAUNDRY COMBO, BEAUTIFUL ENTRY WITH LIVING AREA OR STUDY TO RIGHT AND DINING TO THE LEFT LEADING TO FAMILY ROOM WITH FIREPALCE. BUILT IN BOOK CASES, HUGE MASTER BEDROOM W DOUBLE VANITY, SEPERATE GARDEN TUB AND SHOWER. BEDROOMS 2-4 ARE GOOD SIZE, ALL WITH WALK IN CLOSETS. SOUTH BANK HAS A SUPERIOR AMENITY CENTER WITH A POOL, CLUB HOUSE,TENNIS COURTS, AND PLAY GROUND. IN ADDITION, THEY HAVE A RIVER PARK WITH ACCESS TO THE GUADALUPE RIVER FOR SWIMMING, FISHING AND KAYAKING.

Built in 1994

Essential Information

MLS® #	1854546
Price	\$449,000
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	3,072



Acres	0.35
Year Built	1994
Type	Residential
Sub-Type	Single Family Detached
Style	One Story
Status	Active

Community Information

Address	2343 Country Grace
Area	2707
Subdivision	SOUTHBANK
City	New Braunfels
County	Guadalupe
State	TX
Zip Code	78130

Amenities

Amenities	Waterfront Access, Pool, Tennis, Park/Playground, Sports Court, BBQ/Grill, Volleyball Court, Lake/River Park, Fishing Pier
Parking	Two Car Garage
Pool	None

Interior

Interior	Two Living Area, Separate Dining Room, Eat-In Kitchen, Island Kitchen, Walk-In Pantry, Utility Room Inside, Open Floor Plan, Cable TV Available, High Speed Internet, All Bedrooms Downstairs, Laundry Main Level
Appliances	Ceiling Fans, Chandelier, Washer Connection, Dryer Connection, Stove/Range, Disposal, Dishwasher, Electric Water Heater, Solid Counter Tops
Heating	Central
Cooling	One Central
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room
# of Stories	1.0
Stories	1

Exterior

Exterior	3 Sides Masonry
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Exterior Features	Covered Patio, Privacy Fence, Sprinkler System, Storage Building/Shed, Has Gutters, Mature Trees
Roof	Composition
Construction	Pre-Owned
Foundation	Slab

School Information

District	New Braunfels
Elementary	Klein Road
Middle	New Braunfel
High	Long Creek

Additional Information

Date Listed	April 1st, 2025
Days on Market	217
HOA Fees	750.00
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Felicia James
Listing Office	BHHS Don Johnson REALTORS - NB

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