

\$1,499,000 - 1340 Hinch, New Braunfels

MLS® #1860101

\$1,499,000

4 Bedroom, 4.00 Bathroom, 9,544 sqft

Residential on 3.80 Acres

N/A, New Braunfels, TX

Incredible 3.8-acre mixed-use property just south of Canyon Lake featuring a 3,291 sq. ft. 2-story home, 2,685 sq. ft. warehouse, multiple income-producing residential/RVpad rentals, and commercial storage spaces. This is a prime owner-user or investment opportunity-live onsite or lease out the main home and generate income from the variety of existing residential structures. With ample space for future development or lease expansion, the upside potential is strong with the property being zoned outside city limits. No city taxes!

Built in 2016

Essential Information

MLS® #	1860101
Price	\$1,499,000
Bedrooms	4
Bathrooms	4.00
Full Baths	4
Square Footage	9,544
Acres	3.80
Year Built	2016
Type	Residential
Sub-Type	Single Family Detached
Style	Two Story, Split Level, Traditional, Texas Hill Country
Status	Active

Community Information



Address	1340 Hinch
Area	2603
Subdivision	N/A
City	New Braunfels
County	Comal
State	TX
Zip Code	78132

Amenities

Amenities	Lake/River Park, Boat Ramp, Fishing Pier, Boat Dock
Parking	None/Not Applicable
View	Canyon Lake
Pool	None

Interior

Interior	Two Living Area, Liv/Din Combo, Separate Dining Room, Eat-In Kitchen, Island Kitchen, Breakfast Bar, Walk-In Pantry, Florida Room, Game Room, Media Room, Shop, Loft, Utility Room Inside, High Ceilings, Open Floor Plan, Cable TV Available, High Speed Internet, Laundry Main Level, Laundry Room, Telephone, Walk in Closets, Attic - Access only, Attic - Storage Only
Appliances	Ceiling Fans, Washer Connection, Dryer Connection, Cook Top, Built-In Oven, Microwave Oven, Stove/Range, Disposal, Dishwasher, Electric Water Heater, Solid Counter Tops, Private Garbage Service
Heating	Central
Cooling	One Central
Fireplaces	Not Applicable
# of Stories	2.0
Stories	2

Exterior

Exterior	Siding
Exterior Features	Covered Patio, Deck/Balcony, Double Pane Windows, Storage Building/Shed, Mature Trees, Additional Dwelling, Workshop
Lot Description	County View, Horses Allowed, 2 - 5 Acres, Partially Wooded, Mature Trees (ext feat), Sloping, Level, Canyon Lake, Irregular
Roof	Metal
Construction	Pre-Owned
Foundation	Slab

School Information

District	Comal
Elementary	STARTZVILLE
Middle	Mountain Valley
High	Canyon Lake

Additional Information

Date Listed	April 21st, 2025
Days on Market	196
HOA Fees	0.00

Listing Details

Listing Agent	Brian Curtis
Listing Office	JB Goodwin, REALTORS

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