

\$419,990 - 646 Broomsedge St, New Braunfels

MLS® #1862481

\$419,990

4 Bedroom, 2.00 Bathroom, 2,579 sqft

Residential on 0.12 Acres

Sunflower Ridge, New Braunfels, TX

This sought-after Coventry Homes design provides both comfort and convenience. This stunning Woodlake floor plan offers four bedrooms, 2.5 baths, a private study, a spacious game room, and a two-bay garage. At the heart of the home, the chef's kitchen features built-in Whirlpool appliances, a large pantry, Omega Stone countertops and 42-inch cabinets, creating a striking and functional space for culinary creativity. Retreat to the expansive first-floor primary suite for ultimate relaxation. Step outside to a Texas-sized covered patio, perfect for hosting gatherings or simply unwinding in your backyard oasis. A full sprinkler system ensures that you'll have a beautiful lawn year-round. Zoned to highly-acclaimed Comal ISD and walking distance from top rated Oak Creek Elementary, you are just minutes from shopping and dining in historic New Braunfels and Gruene. Stop by today for a guided tour!

Built in 2025

Essential Information

MLS® #	1862481
Price	\$419,990
Bedrooms	4
Bathrooms	2.00
Full Baths	2
Square Footage	2,579
Acres	0.12



Year Built	2025
Type	Residential
Sub-Type	Single Family Detached
Style	Two Story
Status	Price Change

Community Information

Address	646 Broomsedge St
Area	2618
Subdivision	Sunflower Ridge
City	New Braunfels
County	Comal
State	TX
Zip Code	78130

Amenities

Amenities	Park/Playground, Jogging Trails
Parking	Two Car Garage
Pool	None

Interior

Interior	Two Living Area, Eat-In Kitchen, Two Eating Areas, Island Kitchen, Study/Library, Game Room, Utility Room Inside, High Ceilings, Open Floor Plan, Cable TV Available, All Bedrooms Downstairs, Laundry Main Level, Walk in Closets, Attic - Pull Down Stairs
Appliances	Ceiling Fans, Washer Connection, Dryer Connection, Cook Top, Built-In Oven, Self-Cleaning Oven, Microwave Oven, Gas Cooking, Dishwasher, Ice Maker Connection, Vent Fan, Smoke Alarm, Pre-Wired for Security, Gas Water Heater, In Wall Pest Control, Plumb for Water Softener, Carbon Monoxide Detector, 2+ Water Heater Units
Heating	Central, 1 Unit
Cooling	One Central
Fireplaces	Not Applicable
# of Stories	2.0
Stories	2

Exterior

Exterior	Brick, 4 Sides Masonry, Siding
Exterior Features	Covered Patio, Sprinkler System, Double Pane Windows
Lot Description	On Greenbelt

Roof	Composition
Construction	New
Foundation	Slab

School Information

District	Comal
Elementary	Oak Creek
Middle	Canyon
High	Canyon

Additional Information

Date Listed	April 30th, 2025
Days on Market	188
HOA Fees	350.00
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Dayton Schrader
Listing Office	eXp Realty

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