

\$1,500,000 - 30951 Blanco Rd, Bulverde

MLS® #1869890

\$1,500,000

Bedroom, Bathroom, 448,668 sqft
Commercial on 0.00 Acres

N/A, Bulverde, TX

Prime Development Opportunity on Blanco Rd - 10 Acres with Dual Access and Restored 1880s Farmhouse Don't miss this rare chance to own 10 acres of prime Blanco Rd frontage, ideal for mixed-use development. This property features a beautifully restored 1880s farmhouse, approximately 1,100 sq ft, currently used as an office. A second detached building, approximately 500 sq ft, serves as an additional office or studio space. Both structures are fully equipped with kitchens and restrooms. Key Features: 10 acres with frontage on Blanco Rd and secondary access from Rice Rd Restored 1880s farmhouse (approx. 1,100 sq ft) used as an office Detached office/studio (approx. 500 sq ft) with kitchen and restroom Ask about the engineered mixed-use development plans available TCEQ approval in place for development as plans are Public well option available - negotiable with the owner This is a unique investment opportunity with infrastructure, access, and development potential in place. Schedule a tour or learn more about the property's full potential.

Built in 1990

Essential Information

MLS® #	1869890
Price	\$1,500,000
Square Footage	448,668



Acres	0.00
Year Built	1990
Type	Commercial
Sub-Type	Multi-Use
Status	Active

Community Information

Address	30951 Blanco Rd
Area	2601
Subdivision	N/A
City	Bulverde
County	Comal
State	TX
Zip Code	78163

Amenities

Utilities	Electricity, Gas, Water, Telephone, Septic
Parking Spaces	100

Interior

Heating	Central, Zoned
Cooling	Central, Zoned
# of Stories	0.0

Exterior

Roof	Composition
Construction	Wood, Metal

School Information

District	Comal
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Additional Information

Date Listed	May 24th, 2025
Days on Market	162
Zoning	NONE

Listing Details

Listing Agent	Robin Grove
Listing Office	PIONEER REALTY PARTNERS, LLC

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