

\$895,000 - 1212 Engler Dairy, Seguin

MLS® #1871575

\$895,000

3 Bedroom, 3.00 Bathroom, 2,329 sqft

Residential on 12.75 Acres

RURAL ACRES, Seguin, TX

Welcome to Your Private Hill Country Retreat
Experience the perfect blend of luxury, comfort, and natural beauty in this custom-built modern farmhouse situated on 12.75 peaceful acres within the highly desirable Navarro ISD. With an existing agricultural exemption, this property offers both financial benefits and a lifestyle rooted in privacy and serenity. This thoughtfully designed home features three generously sized bedrooms, 2.5 bathrooms, and a versatile flex room ideal for a home office, gym, or guest space. Interior highlights include rich wood flooring, expansive windows that flood the home with natural light, and a charming brick fireplace that creates a warm and inviting atmosphere. Outdoors, enjoy a seasonal creek ideal for relaxing or fishing, along with a deer stand-perfect for nature lovers and outdoor enthusiasts. Conveniently located just minutes from San Marcos, Seguin, and New Braunfels, this exceptional property offers the peace of country living with easy access to city amenities.

Built in 2019

Essential Information

MLS® #	1871575
Price	\$895,000
Bedrooms	3
Bathrooms	3.00



Full Baths	2
Half Baths	1
Square Footage	2,329
Acres	12.75
Year Built	2019
Type	Residential
Sub-Type	Single Family Detached
Style	One Story, Ranch
Status	Active

Community Information

Address	1212 Engler Dairy
Area	2706
Subdivision	RURAL ACRES
City	Seguin
County	Guadalupe
State	TX
Zip Code	78155

Amenities

Amenities	None
Parking	Two Car Garage
Pool	None

Interior

Interior	One Living Area
Appliances	Ceiling Fans, Chandelier, Washer Connection, Dryer Connection, Cook Top, Built-In Oven, Microwave Oven, Stove/Range, Refrigerator, Disposal, Dishwasher, Water Softener (owned), Vent Fan, Smoke Alarm, Electric Water Heater, Garage Door Opener, Plumb for Water Softener, Double Ovens, Custom Cabinets
Heating	Heat Pump
Cooling	One Central
Fireplaces	Not Applicable
# of Stories	1.0
Stories	1

Exterior

Exterior	Brick, 4 Sides Masonry, Stucco
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Exterior Features	Patio Slab, Covered Patio, Wrought Iron Fence, Mature Trees, Horse Stalls/Barn, Ranch Fence, Wire Fence
Lot Description	Corner, Cul-de-Sac/Dead End, Mature Trees (ext feat), Level, 5 - 14 Acres, Ag Exempt, Bluff View, County View, Creek - Seasonal, On Greenbelt
Roof	Composition
Construction	Pre-Owned
Foundation	Slab

School Information

District	Navarro Isd
Elementary	Navarro Elementary
Middle	Navarro
High	Navarro High

Additional Information

Date Listed	May 30th, 2025
Days on Market	150
HOA Fees	0.00
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Timothy Sonnenberg
Listing Office	Cross Realty LLC

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