\$287,500 - 2239 Hawk Dr., New Braunfels

MLS® #1873527

\$287,500

3 Bedroom, 2.00 Bathroom, 1,577 sqft Residential on 0.14 Acres

AVERY PARK, New Braunfels, TX

Welcome to your move-in ready home in the highly sought-after Avery Park community - a beautiful three bedroom, two bath, one-story home that has been gently lived in, well maintained and No carpet! This thoughtfully designed open plan boasts ceramic wood-like tile in all main areas, huge family room, laundry room with shelves, 2" blinds throughout, updated lighting and ceilings fans, Aqua Sana water softener, plenty of storage & natural light and generous secondary bedrooms with great closets. The spacious kitchen features granite countertops, stainless steel appliances, beveled subway tile backsplash, deep sinks, breakfast bar, large pantry, stove with 5 burner cooktop, Life MXL9 water purifier and custom cabinetry. The primary suite provides a private retreat with a bay window for extra seating space, an oversized walk-in closet, and a spa inspired en-suite bath with double vanity, walk-in shower, and soaking tub. If extra conditioned space is desired, the oversized garage has epoxy coated flooring and HVAC split unit. Relax and enjoy your evenings in your private, level backyard with an extended covered patio, fan, 220v outlet and storage shed. Amenities include a community pool, park/playground and fun neighborhood events that make it easy to feel at home and are all within walking distance. Conveniently located just minutes from all the charm New Braunfels has to offer-Historic Gruene, Comal River, live music, dining, and year-round festivals. Quick







access to I-35 and I-10 make commuting to San Antonio, San Marcos, Seguin, or Austin a breeze.

Built in 2015

Essential Information

MLS® # 1873527 Price \$287.500

Bedrooms 3
Bathrooms 2.00
Full Baths 2

Square Footage 1,577
Acres 0.14
Year Built 2015

Type Residential

Sub-Type Single Family Detached Style One Story, Traditional

Status Active

Community Information

Address 2239 Hawk Dr.

Area 2707

Subdivision AVERY PARK
City New Braunfels

County Guadalupe

State TX
Zip Code 78130

Amenities

Amenities Pool, Park/Playground

Parking Two Car Garage, Attached, Oversized

Pool None

Interior

Interior One Living Area, Eat-In Kitchen, Two Eating Areas, Breakfast Bar, Utility

Room Inside, Secondary Bedroom Down, 1st Floor Lvl/No Steps, High Ceilings, Open Floor Plan, Pull Down Storage, Cable TV Available, High Speed Internet, All Bedrooms Downstairs, Laundry Main Level, Laundry

Room, Walk in Closets, Attic - Pull Down Stairs, Attic - Storage Only

Appliances Ceiling Fans, Chandelier, Washer Connection, Dryer Connection,

Self-Cleaning Oven, Microwave Oven, Stove/Range, Disposal, Dishwasher, Ice Maker Connection, Water Softener (owned), Smoke Alarm, Security System (Owned), Pre-Wired for Security, Electric Water Heater, Garage Door Opener, Plumb for Water Softener, Smooth Cooktop, Solid Counter Tops, Custom Cabinets, City Garbage service

Heating Central, 1 Unit

Cooling One Central, Other

Fireplaces Not Applicable

of Stories 1.0 Stories 1

Exterior

Exterior Stone/Rock, Siding, 1 Side Masonry

Exterior Features Patio Slab, Covered Patio, Privacy Fence, Double Pane Windows,

Storage Building/Shed, Mature Trees

Lot Description Mature Trees (ext feat), Level

Roof Composition
Construction Pre-Owned

Foundation Slab

School Information

District Comal

Elementary Clear Spring

Middle Canyon
High Canyon

Additional Information

Date Listed June 6th, 2025

Days on Market 151

HOA Fees 127.50

HOA Fees Freq. Quarterly

Listing Details

Listing Agent Deborah Snelling

Listing Office Keller Williams Heritage

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