

\$990,000 - 34784 High Gate, Bulverde

MLS® #1874457

\$990,000

4 Bedroom, 4.00 Bathroom, 3,056 sqft

Residential on 1.14 Acres

BELLE OAKS RANCH, Bulverde, TX

Enjoy quiet country living in the premier community of Belle Oaks ~ just over 3000 sq ft of living space - this 4 bedroom 3.1 bath is ready for your family! The home sits on a treelined 1.14 acre lot on a quiet cul-de-sac. The flowing and functional floorplan offers 20 ft ceilings, several large windows and a spacious open island to the living room. The kitchen is a chef's dream with Kitchen AID appliances including GAS RANGE, double convection wall ovens, and the microwave also functions as a 3rd oven! Surrounded by quartz counters, plenty of cabinets including a butler pantry area and a 8x4 walk in pantry! Living room offers a stone wood burning fireplace with gas starter. Flat Screen above the FP will convey! Wood look tile t/o the home! Study off the living area has barn doors for extra privacy when needed. Home is equipt and ready with CAT 6 network connections t/o for your work and entertainment needs! CUSTOM ELECTRIC BLINDS WITH REMOTES! Floorplan offers ultimate privacy with the owners retreat, second suite, and bedrooms 3&4 all on opposite corners of the home. Owners bath with huge car wash shower, dual shower heads + rainfall shower head, and a soaking tub. Barn doors from the bath/bedroom. Enjoy entertaining on the covered patio open to your private yard with mature oaks. Oversized 3 car garage was extended - 32x24 ~ for the ability for larger vehicles and still have the ability for storage. Plumbed for water softner. Large laundry



room and separate drop zone to store coats and bags out of site. Belle Oaks offers a community pool, park, pickleball and sports courts as well as nature trails. This gated community offers NATURAL GAS, and is located in close proximity to shopping and schools as well as easy travels to SA, Boerne, Fredricksburg wine country! Top rated Smithson Valley Schools ~ COMAL ISD!

Built in 2022

Essential Information

MLS® #	1874457
Price	\$990,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,056
Acres	1.14
Year Built	2022
Type	Residential
Sub-Type	Single Family Detached
Style	One Story
Status	Active

Community Information

Address	34784 High Gate
Area	2601
Subdivision	BELLE OAKS RANCH
City	Bulverde
County	Comal
State	TX
Zip Code	78163

Amenities

Amenities	Controlled Access, Pool, Tennis, Park/Playground, Jogging Trails, Sports Court, BBQ/Grill, Basketball Court, Volleyball Court
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Parking	Attached, Side Entry, Oversized
Pool	None
Interior	
Interior	One Living Area
Appliances	Ceiling Fans, Washer Connected, Dishwasher, Ice Maker Connected, Electric Range, Self-Cleaning Oven, Electric Water Heater, Garage Door Opener, Double Ovens, Custom Cabinets, Carbon Monoxide Detector, Private Garbage Service
Heating	Central
Cooling	One Central
Fireplace	Yes
# of Fireplaces	1
Fireplaces	One, Living Room, Wood Burning, Gas Starter, Stone/Rock/Brick
# of Stories	1.0
Stories	1
Exterior	
Exterior	4 Sides Masonry, Stone/Rock, Stucco
Exterior Features	Covered Patio, Double Pane Windows, Mature Trees
Lot Description	Cul-de-Sac/Dead End, County View, 1 - 2 Acres, Mature Trees (extensive), Level
Roof	Metal
Construction	Pre-Owned
Foundation	Slab
School Information	
District	Comal
Middle	Spring Branch
High	Smithson Valley
Additional Information	
Date Listed	June 10th, 2025
Days on Market	140
HOA Fees	975.00
HOA Fees Freq.	Annually
Listing Details	



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Listing Agent	Kimberly Jakubik-shoemake
Listing Office	Keller Williams Heritage

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