

# \$449,500 - 348 Fawn, Spring Branch

MLS® #1876022

**\$449,500**

4 Bedroom, 2.00 Bathroom, 1,799 sqft

Residential on 0.25 Acres

REBECCA CREEK PARK, Spring Branch, TX

Welcome to your Hill Country retreat in the highly desirable Rebecca Creek Subdivision, offering picturesque golf course views from the front and serene privacy in the backyard. This charming 4-bedroom, 2-bathroom one-story home is perfectly positioned with the Rebecca Creek Golf Course right across the street, allowing you to enjoy the beauty of the fairways while still having a peaceful, private backyard escape. Inside, you'll find an open-concept layout with high ceilings, abundant natural light, and modern finishes. The gourmet kitchen boasts granite countertops, stainless steel appliances, and ample cabinet space, making it ideal for both entertaining and everyday living. The primary suite is a true retreat, featuring a walk-in shower, dual vanity, and a generous closet. Step outside to your covered patio and private backyard, offering the perfect space for relaxation and outdoor gatherings. This home offers both comfort and convenience. Located near Canyon Lake, Guadalupe River, and top-rated Comal ISD schools. Schedule your tour today and see why this home provides an unbeatable mix of scenic beauty, golf course living, and relaxation.

Built in 2022

## Essential Information

|        |           |
|--------|-----------|
| MLS® # | 1876022   |
| Price  | \$449,500 |



|                |                        |
|----------------|------------------------|
| Bedrooms       | 4                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,799                  |
| Acres          | 0.25                   |
| Year Built     | 2022                   |
| Type           | Residential            |
| Sub-Type       | Single Family Detached |
| Style          | One Story              |
| Status         | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 348 Fawn           |
| Area        | 2604               |
| Subdivision | REBECCA CREEK PARK |
| City        | Spring Branch      |
| County      | Comal              |
| State       | TX                 |
| Zip Code    | 78070              |

### Amenities

|           |                |
|-----------|----------------|
| Amenities | Golf Course    |
| Parking   | Two Car Garage |
| Pool      | None           |

### Interior

|              |                                                                                                               |
|--------------|---------------------------------------------------------------------------------------------------------------|
| Interior     | One Living Area, Eat-In Kitchen, Island Kitchen                                                               |
| Appliances   | Ceiling Fans, Cook Top, Built-In Oven, Microwave Oven, Dishwasher, Self-Cleaning Oven, Water Softener (owned) |
| Heating      | Central                                                                                                       |
| Cooling      | One Central                                                                                                   |
| Fireplaces   | Not Applicable                                                                                                |
| # of Stories | 1.0                                                                                                           |
| Stories      | 1                                                                                                             |

### Exterior

|              |                    |
|--------------|--------------------|
| Exterior     | Stone/Rock, Siding |
| Roof         | Composition        |
| Construction | Pre-Owned          |

|            |      |
|------------|------|
| Foundation | Slab |
|------------|------|

**School Information**

|            |                 |
|------------|-----------------|
| District   | Comal           |
| Elementary | Rebecca Creek   |
| Middle     | Mountain Valley |
| High       | Canyon Lake     |

**Additional Information**

|                |                 |
|----------------|-----------------|
| Date Listed    | June 15th, 2025 |
| Days on Market | 133             |
| HOA Fees       | 50.00           |
| HOA Fees Freq. | Annually        |

**Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Agent  | Leylah Neak        |
| Listing Office | Basore Real Estate |

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