

# \$229,000 - 5386 Ranch Road 1376 #194, Fredericksburg

MLS® #1877537

**\$229,000**

Bedroom, Bathroom,  
Land on 0.12 Acres

FIREFLY RV & TINY HOME RESORT,  
Fredericksburg, TX

Corner lot charm meets resort-style living with this inviting RV lot nestled in a sought-after community just minutes from iconic Luckenbach, the Texas Wine Trail, and downtown Fredericksburg. This unique property features an extended grassy side yard, ample car parking with RV in place, a cozy firepit, and a shaded pergola with a large table and seating for six, perfect for outdoor entertaining. Lush landscaping, including newly planted, fast-growing shrubs, adds a touch of natural beauty and privacy. Consider placing a tiny home here if you'd like. Enjoy access to an impressive array of amenities: a two-tiered pool, playground, dog park, and a vibrant community center with TVs, grills, prep areas, and abundant seating. Phase 3, coming soon, will bring another pool, pickleball courts, and more! The lifestyle here only gets better. Plus, an on-site management company makes it easy to generate income when you're not using the lot.

## Essential Information

|          |                 |
|----------|-----------------|
| MLS® #   | 1877537         |
| Price    | \$229,000       |
| Acres    | 0.12            |
| Type     | Land            |
| Sub-Type | Residential Lot |
| Status   | Active          |



## Community Information

|             |                               |
|-------------|-------------------------------|
| Address     | 5386 Ranch Road 1376 #194     |
| Area        | 3100                          |
| Subdivision | FIREFLY RV & TINY HOME RESORT |
| City        | Fredericksburg                |
| County      | Gillespie                     |
| State       | TX                            |
| Zip Code    | 78624                         |

## Amenities

|           |                                                                          |
|-----------|--------------------------------------------------------------------------|
| Amenities | BBQ/Grill, Clubhouse, Controlled Access, Guarded Access, Pond/Tank, Pool |
| Utilities | Water System, Electric, Other, Sewer System                              |

## Exterior

|                 |       |
|-----------------|-------|
| Lot Description | Other |
|-----------------|-------|

## School Information

|            |                |
|------------|----------------|
| District   | Fredericksburg |
| Elementary | Call District  |
| Middle     | Call District  |
| High       | Call District  |

## Additional Information

|                |                 |
|----------------|-----------------|
| Date Listed    | June 20th, 2025 |
| Days on Market | 132             |
| Zoning         | RESIDENTIAL     |

## Listing Details

|                |                        |
|----------------|------------------------|
| Listing Agent  | Vicki Collier          |
| Listing Office | Keller Williams Legacy |

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