

# \$1,125,000 - 1 Trophy Ln, New Braunfels

MLS® #1891642

**\$1,125,000**

4 Bedroom, 5.00 Bathroom, 4,496 sqft

Residential on 1.51 Acres

T BAR M RANCH ESTATES I, New Braunfels, TX

For those who appreciate refined design and exceptional woodwork, this one owner masterpiece offers a captivating blend of sophistication, comfort, and creativity. From the moment you step inside, you're greeted by a sense of grandeur that sets the tone for the entire home. Step into a light filled, airy interior, soaring two story ceilings and dramatic arched transitions framed with deep molding. Serene California-style walls and custom shelving add both tranquility and function, while painted wood vaulted lap board ceilings infuse every space with warmth and character. The home features two spacious living areas, a media room, a dedicated office, and a mudroom. Three bedrooms are located downstairs, each with its own private bath, while the upstairs loft serves as a fourth bedroom complete with its own bath and closet. A butler's pantry with sink and wine fridge enhances entertaining, and outside, a built-in sink with gas hookup makes grilling easy and enjoyable. Set on a beautifully shaded 1.5 acre corner lot, the property includes a circular drive, an oversized garage, and an attached carport. This residence is a rare blend of architectural elegance and thoughtful craftsmanship, ready to welcome its next chapter.

Built in 2009

## Essential Information



|                |                        |
|----------------|------------------------|
| MLS® #         | 1891642                |
| Price          | \$1,125,000            |
| Bedrooms       | 4                      |
| Bathrooms      | 5.00                   |
| Full Baths     | 4                      |
| Half Baths     | 1                      |
| Square Footage | 4,496                  |
| Acres          | 1.51                   |
| Year Built     | 2009                   |
| Type           | Residential            |
| Sub-Type       | Single Family Detached |
| Style          | Two Story              |
| Status         | Active                 |

### Community Information

|             |                         |
|-------------|-------------------------|
| Address     | 1 Trophy Ln             |
| Area        | 2615                    |
| Subdivision | T BAR M RANCH ESTATES I |
| City        | New Braunfels           |
| County      | Comal                   |
| State       | TX                      |
| Zip Code    | 78132                   |

### Amenities

|           |                                                 |
|-----------|-------------------------------------------------|
| Amenities | Pool, Tennis, Controlled Access                 |
| Parking   | Two Car Garage, Attached, Oversized, Side Entry |
| Pool      | None                                            |

### Interior

|            |                                                                                                                                                                                                                                                                                                                                           |
|------------|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior   | Two Living Area, Separate Dining Room, Two Eating Areas, Island Kitchen, Breakfast Bar, Walk-In Pantry, Study/Library, Utility Room Inside, 1st Floor Lvl/No Steps, High Ceilings, Open Floor Plan, Laundry Main Level, Laundry Room, Walk in Closets, Attic - Radiant Barrier Decking, Attic - Partially Floored, Secondary Bedroom Down |
| Appliances | Ceiling Fans, Washer Connection, Dryer Connection, Microwave Oven, Gas Cooking, Refrigerator, Disposal, Dishwasher, Garage Door Opener, Solid Counter Tops, Custom Cabinets                                                                                                                                                               |
| Heating    | Central                                                                                                                                                                                                                                                                                                                                   |
| Cooling    | Two Central                                                                                                                                                                                                                                                                                                                               |

|                 |                  |
|-----------------|------------------|
| Fireplace       | Yes              |
| # of Fireplaces | 1                |
| Fireplaces      | One, Living Room |
| # of Stories    | 2.0              |
| Stories         | 2                |

## Exterior

|                   |                                                                                                     |
|-------------------|-----------------------------------------------------------------------------------------------------|
| Exterior          | 4 Sides Masonry, Stone/Rock                                                                         |
| Exterior Features | Covered Patio, Sprinkler System, Double Pane Windows, Has Gutters, Mature Trees, Wrought Iron Fence |
| Lot Description   | Corner, Level, 1 - 2 Acres, Mature Trees (ext feat)                                                 |
| Roof              | Metal                                                                                               |
| Construction      | Pre-Owned                                                                                           |
| Foundation        | Slab                                                                                                |

## School Information

|            |                |
|------------|----------------|
| District   | New Braunfels  |
| Elementary | Veramendi      |
| Middle     | Oak Run School |
| High       | New Braunfel   |

## Additional Information

|                |                  |
|----------------|------------------|
| Date Listed    | August 8th, 2025 |
| Days on Market | 85               |
| HOA Fees       | 1150.00          |
| HOA Fees Freq. | Annually         |

## Listing Details

|                |                                |
|----------------|--------------------------------|
| Listing Agent  | Toya Ohlrich                   |
| Listing Office | BHHS Don Johnson REALTORS - NB |

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