

\$552,853 - 2986 Mckinnie Park, Bulverde

MLS® #1897288

\$552,853

4 Bedroom, 3.00 Bathroom, 2,305 sqft

Residential on 0.15 Acres

VENTANA, Bulverde, TX

*****BUILDER OFFERING RATE BUYDOWN!
CLOSING COSTS PAID!***** Welcome to this stunning one-story home in the highly sought-after neighborhood of Ventana, just off Highway 46 in Bulverde. Thoughtfully designed, this residence offers four spacious bedrooms, three bathrooms, and a dedicated office that is ideal for working from home. The open layout seamlessly connects the kitchen, dining, and living areas, creating an inviting space filled with natural light. The gourmet kitchen is perfect for entertaining and features gas cooking, generous counter space, and an effortless flow into the main living area. High ceilings and luxury vinyl plank flooring add a touch of elegance, while the design ensures comfort and functionality throughout. A beautiful sunroom and an outdoor courtyard provide additional spaces to relax or gather with friends and family. The expansive primary suite is a private retreat, complete with a spa-like bathroom offering a separate shower and a free-standing tub. Additional bedrooms are well-appointed, providing plenty of room for family or guests. A covered patio extends the living space outdoors, making it easy to enjoy the Texas Hill Country lifestyle year-round. With its large single-story design, thoughtful layout, and modern finishes, this home is truly special. Schedule your showing today and experience all that Ventana living has to offer. Disclaimer: This home is currently under construction. Photos shown are from a previous listing and for illustrative purposes.



only.

Built in 2025

Essential Information

MLS® #	1897288
Price	\$552,853
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,305
Acres	0.15
Year Built	2025
Type	Residential
Sub-Type	Single Family Detached
Style	One Story
Status	Active

Community Information

Address	2986 Mckinnie Park
Area	2601
Subdivision	VENTANA
City	Bulverde
County	Comal
State	TX
Zip Code	78163

Amenities

Amenities	Pool, Jogging Trails, BBQ/Grill
Parking	Two Car Garage
Pool	None

Interior

Interior	One Living Area, Liv/Din Combo, Eat-In Kitchen, Island Kitchen, Breakfast Bar, Walk-In Pantry, Study/Library, Utility Room Inside, 1st Floor Lvl/No Steps, High Ceilings, Open Floor Plan, Cable TV Available, High Speed Internet, All Bedrooms Downstairs, Laundry Main Level, Laundry Room, Walk in Closets, Attic - Access only, Attic - Pull Down Stairs
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Appliances	Ceiling Fans, Washer Connection, Dryer Connection, Built-In Oven, Self-Cleaning Oven, Microwave Oven, Gas Cooking, Disposal, Dishwasher, Smoke Alarm, Gas Water Heater, Garage Door Opener, Plumb for Water Softener
Heating	Central, Heat Pump
Cooling	One Central
Fireplaces	Not Applicable
# of Stories	1.0
Stories	1

Exterior

Exterior	Brick, 3 Sides Masonry, Stone/Rock, Stucco, Siding
Exterior Features	Covered Patio, Privacy Fence, Wrought Iron Fence, Sprinkler System, Double Pane Windows
Roof	Composition
Construction	New
Foundation	Slab

School Information

District	Comal
Middle	Spring Branch
High	Smithson Valley

Additional Information

Date Listed	September 2nd, 2025
Days on Market	63
HOA Fees	600.00
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Miguel Herrera
Listing Office	The Agency San Antonio

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