

# \$1,400 - 13806 Whisper Bend, San Antonio

MLS® #1899018

**\$1,400**

3 Bedroom, 2.00 Bathroom, 1,160 sqft  
Rental on 0.12 Acres

WHISPER FALLS, San Antonio, TX

ONE STORY, 3 BEDROOM, 2 BATH, 1 CAR GARAGE. INCLUDES YARD MAINTENANCE. BEAUTIFUL HOME AT WHISPER FALLS COMMUNITY WITH RESORT POOL, GYM AND PARTY ROOM. CLOSE TO 1604. HIGHY 90 AND 410. To qualify, each adult must have 550+ credit, 2+ years rental history with no broken leases, and income at least 3x rent. Pets must be over 2 years old (no aggressive breeds/mixes), with a \$200 non-refundable fee + \$15/mo per pet. All applicants 18+ must apply (\$50/adult application fee + \$50 admin fee). Smoking is outside only. Our REQUIRED Resident Benefits Package (\$60/mo) includes renters insurance, pest control, air filters, concierge setup, credit building, rewards, ID protection, and more (reduced cost if you provide your own insurance). Please verify schools and measurements.

Built in 2023

## Essential Information

|                |         |
|----------------|---------|
| MLS® #         | 1899018 |
| Price          | \$1,400 |
| Bedrooms       | 3       |
| Bathrooms      | 2.00    |
| Full Baths     | 2       |
| Square Footage | 1,160   |
| Acres          | 0.12    |
| Year Built     | 2023    |



|          |                        |
|----------|------------------------|
| Type     | Rental                 |
| Sub-Type | Single Family Detached |
| Style    | One Story              |
| Status   | Active                 |

### Community Information

|             |                    |
|-------------|--------------------|
| Address     | 13806 Whisper Bend |
| Area        | 2304               |
| Subdivision | WHISPER FALLS      |
| City        | San Antonio        |
| County      | Bexar              |
| State       | TX                 |
| Zip Code    | 78252              |

### Amenities

|           |                                                                                     |
|-----------|-------------------------------------------------------------------------------------|
| Amenities | Clubhouse, Pool, Jogging Trail, Playground, Sports Court, Exercise Room, Party Room |
| Parking   | One Car Garage                                                                      |
| Pool      | None                                                                                |

### Interior

|            |                                                                                                                                                                                                      |
|------------|------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior   | One Living Area                                                                                                                                                                                      |
| Appliances | Washer Connection, Dryer Connection, Self-Cleaning Oven, Stove/Range, Gas Cooking, Refrigerator, Disposal, Dishwasher, Ice Maker Connection, Smoke Alarm, Gas Water Heater, Carbon Monoxide Detector |
| Heating    | Central                                                                                                                                                                                              |
| Cooling    | One Central                                                                                                                                                                                          |
| Fireplaces | Not Applicable                                                                                                                                                                                       |

### Exterior

|            |                             |
|------------|-----------------------------|
| Exterior   | Brick, Siding, Cement Fiber |
| Roof       | Composition                 |
| Foundation | Slab                        |

### School Information

|            |                      |
|------------|----------------------|
| District   | Medina Valley I.S.D. |
| Elementary | Lacoste Elementary   |
| Middle     | Medina Valley        |
| High       | Medina Valley        |

## **Additional Information**

Date Listed                September 8th, 2025

Days on Market        49

## **Listing Details**

Listing Agent            Fernando Turpin

Listing Office           210 Realty Group LLC

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