

\$1,185,000 - 7607 Sky Loop, Garden Ridge

MLS® #1906525

\$1,185,000

4 Bedroom, 3.00 Bathroom, 4,164 sqft
Residential on 1.39 Acres

Seven Hills Ranch, Garden Ridge, TX

Welcome to 7607 Sky Loop, a 4,164 SF custom home in the gated Seven Hills Ranch community of Garden Ridge. Built in 2007 and surrounded by heritage oaks, this property sits on 1.39 acres backing to a protected Bat Conservation Area, offering privacy, nature, and space in a sought-after Hill Country setting. Inside, the open layout combines elegance and function with 4 bedrooms, 3 full baths, a dedicated office, and formal dining. The living room features a stone fireplace, tall ceilings, and wide windows framing views of mature trees and sunsets. The chef's kitchen includes premium appliances, gas cooktop, double ovens, a large center island, and a butler's pantry flowing seamlessly into the dining area-ideal for entertaining or everyday comfort. The primary suite offers outdoor access, a spa-style bath with soaking tub and walk-in shower, and dual closets. A guest en suite with private bath adds flexibility, while two additional bedrooms share a well-appointed hall bath. The home office features built-in cabinetry and abundant natural light. Step outside to a covered patio overlooking a sparkling pool and spa with sweeping Hill Country and sunset views. The property's level topography and mature oaks create both openness and seclusion. The oversized 4-car garage accommodates vehicles, a boat, or an RV, with extra driveway parking for guests. Energy efficiencies include spray-foam insulation, radiant barrier, and double-pane windows. Accessibility



features include wide halls and a first-floor suite. Located near Paul Davis Park (0.6 mi), Garden Ridge Elementary (0.3 mi), and within 10 mi of The Forum and I-35.

Built in 2007

Essential Information

MLS® #	1906525
Price	\$1,185,000
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	4,164
Acres	1.39
Year Built	2007
Type	Residential
Sub-Type	Single Family Detached
Style	Two Story, Spanish
Status	Price Change

Community Information

Address	7607 Sky Loop
Area	2612
Subdivision	Seven Hills Ranch
City	Garden Ridge
County	Comal
State	TX
Zip Code	78266

Amenities

Amenities	Controlled Access
Parking	Oversized
Has Pool	Yes
Pool	In Ground Pool, AdjoiningPool/Spa, Pool is Heated

Interior

Interior	Two Living Area, Separate Dining Room, Two Eating Areas, Island Kitchen, Walk-In Pantry, Study/Library, Utility Area in Garage,
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	Secondary Bedroom Down, High Ceilings, Open Floor Plan, Cable TV Available, Laundry Main Level, Laundry Lower Level, Laundry Room, Walk in Closets, Attic - Partially Finished, Attic - Floored, Attic - Pull Down Stairs, Attic - Radiant Barrier Decking
Appliances	Ceiling Fans, Chandelier, Central Vacuum, Washer Connection, Dryer Connection, Self-Cleaning Oven, Stove/Range, Refrigerator, Disposal, Dishwasher, Ice Maker Connection, Water Softener (owned), Vent Fan, Smoke Alarm, Security System (Owned), Pre-Wired for Security, Electric Water Heater, Garage Door Opener, Plumb for Water Softener, Smooth Cooktop
Heating	Heat Pump, 3+ Units
Cooling	Three+ Central, Zoned
Fireplace	Yes
# of Fireplaces	1
Fireplaces	One, Living Room, Gas Logs Included
# of Stories	2.0
Stories	2

Exterior

Exterior	Stone/Rock, Stucco
Exterior Features	Patio Slab, Covered Patio, Wrought Iron Fence, Double Pane Windows, Mature Trees
Lot Description	On Greenbelt, County Vlew, 1 - 2 Acres, Mature Trees (ext feat), Borders State Park / Game Ranch
Roof	Concrete
Construction	Pre-Owned
Foundation	Slab

School Information

District	Comal
Middle	Danville Middle School
High	Davenport

Additional Information

Date Listed	September 10th, 2025
Days on Market	50
HOA Fees	450.00
HOA Fees Freq.	Annually

Listing Details

Listing Agent

Cody Posey

Listing Office

Phyllis Browning Company

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