

\$724,900 - 204 Dulce Vista, Boerne

MLS® #1907085

\$724,900

4 Bedroom, 3.00 Bathroom, 2,769 sqft
Residential on 0.21 Acres

Esperanza - 70', Boerne, TX

MLS# 1907085 - Built by Drees Custom Homes - Ready Now! ~ This 2,732-square-foot single-story home features 4 bedrooms, 3 bathrooms, and a 2-car garage, all enhanced by soaring 12-foot ceilings and expansive 8-foot windows that flood the space with natural light. The gourmet kitchen boasts quartz countertops, shaker cabinets, a large island, and built-in appliances including double ovens. The spacious primary suite includes a luxurious bath with a separate tub and shower, and dual walk-in closets. With upscale finishes, a huge, covered patio, this home offers both elegance and everyday comfort.

Built in 2025

Essential Information

MLS® #	1907085
Price	\$724,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,769
Acres	0.21
Year Built	2025
Type	Residential
Sub-Type	Single Family Detached
Style	Contemporary, One Story, Texas Hill Country
Status	Active

Community Information



Address	204 Dulce Vista
Area	2506
Subdivision	Esperanza - 70'
City	Boerne
County	Kendall
State	TX
Zip Code	78006

Amenities

Amenities	Bike Trails, Clubhouse, Controlled Access, Jogging Trails, Park/Playground, Pool
Parking	Two Car Garage
Pool	None

Interior

Interior	All Bedrooms Downstairs, Eat-In Kitchen, Game Room, High Ceilings, Island Kitchen, Laundry Lower Level, Laundry Main Level, Laundry Room, Liv/Din Combo, Open Floor Plan, Separate Dining Room, Two Living Area, Utility Room Inside, Walk in Closets, Walk-In Pantry
Appliances	Built-In Oven, Ceiling Fans, Chandelier, Cook Top, Dishwasher, Disposal, Double Ovens, Garage Door Opener, Gas Cooking, Gas Water Heater, Microwave Oven, Plumb for Water Softener, Pre-Wired for Security, Smoke Alarm, Solid Counter Tops
Heating	Central
Cooling	Other
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Glass/Enclosed Screen
# of Stories	1.0
Stories	1

Exterior

Exterior	4 Sides Masonry, Stone/Rock, Stucco
Exterior Features	Covered Patio, Double Pane Windows, Mature Trees, Sprinkler System, Wrought Iron Fence
Lot Description	On Greenbelt
Roof	Composition
Construction	New
Foundation	Slab

School Information

District	Boerne
Elementary	Herff
Middle	Boerne Middle N
High	Boerne

Additional Information

Date Listed	September 11th, 2025
Days on Market	54
HOA Fees	193.00
HOA Fees Freq.	Quarterly

Listing Details

Listing Agent	Ben Caballero
Listing Office	HomesUSA.com

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