

\$440,000 - 4575 Tanglewood Trl, Spring Branch

MLS® #1911156

\$440,000

3 Bedroom, 2.00 Bathroom, 1,945 sqft

Residential on 2.72 Acres

Cypress Cove, Spring Branch, TX

If you have been looking for the right home in the Spring Branch/Canyon Lake area with plenty of space and privacy look no further than 4575 Tanglewood Trail! This traditional style, 1 story, brick house situated on a 2.7-acre lot is tucked away on the back side of Tanglewood Trail in a quiet and serene area of Cypress Cove. This beautiful home was built in 2002 by the one and only owner who used it as a vacation home for his family. It has never been lived in as a permanent residence and its condition shows it!! The affordable price per square foot allows for updates making this home a blank canvas ready for you to make it your own and realize your design dreams! With an open floor plan, 3 spacious bedrooms, 2 bathrooms, plus a flex room perfect for an office, formal dining, or whatever you need the space for!! Enjoy gazing out over a valley and taking in the gorgeous Hill Country views. Covered in many mature oaks for plenty of shade and privacy. Less than 1 mile from boat ramp 11 on the Guadalupe River and in a neighborhood that offers many useful amenities such as sport courts, a neighborhood pool, park, and playground, and access to the beautiful waters of Canyon Lake and the Guadalupe River. There is also a neighborhood catch and release fishing pond for hours of fishing enjoyment. This is a great home in a great location, near Canyon Lake with easy access to San Antonio and Austin. Don't hesitate... come out and see this wonderful house and make it your home



today!! Open house details coming soon!!

Built in 2002

Essential Information

MLS® #	1911156
Price	\$440,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,945
Acres	2.72
Year Built	2002
Type	Residential
Sub-Type	Single Family Detached
Style	One Story, Traditional
Status	Active

Community Information

Address	4575 Tanglewood Trl
Area	2604
Subdivision	Cypress Cove
City	Spring Branch
County	Comal
State	TX
Zip Code	78070

Amenities

Amenities	Waterfront Access, Pool, Tennis, Park/Playground, BBQ/Grill, Basketball Court, Boat Ramp, Lake/River Park
Parking	Two Car Garage
Pool	None

Interior

Interior	One Living Area, Eat-In Kitchen, Island Kitchen, Walk-In Pantry, Study/Library, High Ceilings, Open Floor Plan, High Speed Internet, Laundry Room, Walk in Closets
Appliances	Ceiling Fans, Washer Connection, Stove/Range, Refrigerator, Dishwasher

Heating	Central
Cooling	One Central
Fireplaces	Not Applicable
# of Stories	1.0
Stories	1

Exterior

Exterior	Brick
Roof	Composition, Other
Construction	Pre-Owned
Foundation	Slab

School Information

District	Comal
Elementary	Rebecca Creek
Middle	Mountain Valley
High	Canyon Lake

Additional Information

Date Listed	September 28th, 2025
Days on Market	28
HOA Fees	24.00
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Risa Saldana
Listing Office	Sullivan Hill Country Properti

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