

\$629,900 - 3191 Campestres, Spring Branch

MLS® #1912359

\$629,900

3 Bedroom, 3.00 Bathroom, 2,052 sqft

Residential on 1.02 Acres

Cascada at Canyon Lake, Spring Branch, TX

Step into this warm and welcoming 2,052-square-foot custom home by Lifestyle by Stadler, built in 2021 with timeless Hill Country style. From the moment you arrive, you'll feel the charm of a thoughtfully crafted retreat nestled on a one acre property inside a gated community with its own pavilion-perfect for gathering with neighbors and friends. Inside, oversized wood beams span the living room ceiling, adding instant character and that sense of "home" you've been looking for. A wood-burning fireplace anchors the space, while large windows frame sweeping Hill Country views and bathe the room in natural light. With three spacious bedrooms, two and a half baths, and a designated office, there's room for everyone to work, play, and unwind. The heart of the home flows seamlessly to an oversized back porch where you'll watch the sunrise stretch across the hills-an ideal spot for slow mornings with coffee or evenings spent with friends. Every detail of this move-in-ready home has been designed to blend comfort with craftsmanship, creating a place where memories are made and life feels a little simpler. Come experience the Hill Country life you've been dreaming of-right here, waiting for you.

Built in 2021

Essential Information

MLS® # 1912359



Price	\$629,900
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,052
Acres	1.02
Year Built	2021
Type	Residential
Sub-Type	Single Family Detached
Style	One Story, Texas Hill Country
Status	Active

Community Information

Address	3191 Campestres
Area	2604
Subdivision	Cascada at Canyon Lake
City	Spring Branch
County	Comal
State	TX
Zip Code	78070

Amenities

Amenities	Controlled Access, Waterfront Access, Park/Playground, BBQ/Grill, Lake/River Park
Parking	Two Car Garage
Pool	Hot Tub

Interior

Interior	One Living Area, Liv/Din Combo, Eat-In Kitchen, Walk-In Pantry, Study/Library, Utility Room Inside, 1st Floor Lvl/No Steps, High Ceilings, Open Floor Plan, Laundry Main Level, Laundry Room, Walk in Closets
Appliances	Ceiling Fans, Chandelier, Washer Connection, Dryer Connection, Washer, Dryer, Cook Top, Built-In Oven, Microwave Oven, Refrigerator, Disposal, Dishwasher, Water Softener (owned), Smoke Alarm, Security System (Owned), Electric Water Heater, Garage Door Opener, Smooth Cooktop
Heating	Central
Cooling	One Central
Fireplace	Yes

# of Fireplaces	1
Fireplaces	One, Living Room, Wood Burning
# of Stories	1.0
Stories	1

Exterior

Exterior	Stone/Rock, Stucco
Exterior Features	Patio Slab, Covered Patio, Double Pane Windows, Has Gutters, Mature Trees, Partial Sprinkler System
Lot Description	County Vlew, Sloping, 1 - 2 Acres
Roof	Metal
Construction	Pre-Owned
Foundation	Slab

School Information

District	Comal
Elementary	Rebecca Creek
Middle	Mountain Valley
High	Canyon Lake

Additional Information

Date Listed	October 2nd, 2025
Days on Market	24
HOA Fees	660.00
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Kalianne Measures
Listing Office	Magnolia Realty

The data relating to real estate on this web site comes in part from the Internet Data Exchange program of LERA MLS®, and is updated as of October 27th, 2025 at 2:06am CDT (date/time). IDX information is provided exclusively for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing.