

\$840,000 - 1987 Appellation, New Braunfels

MLS® #1914307

\$840,000

4 Bedroom, 3.00 Bathroom, 2,558 sqft

Residential on 1.60 Acres

VINTAGE OAKS, New Braunfels, TX

Welcome to this stunning 4-bedroom, 2.5-bathroom home nestled on 1.60 acres in the highly sought-after Vintage Oaks community in New Braunfels, Texas. Boasting 2,558 sq. ft. of elegant living space, this home features an impressive over-sized kitchen, beautiful tile flooring throughout, and a spacious covered patio perfect for relaxing or entertaining. 250 sq ft air conditioned bonus room is located off of the back patio. Surrounded by mature oak trees and scenic backyard trails, this property offers the perfect blend of comfort, style, and Hill Country charm. Enjoy all the Vintage Oaks has to offer, including resort-style amenities such as the community's signature Lazy River, a beautiful clubhouse, a state-of-the-art fitness center, and much much more.

Built in 2021

Essential Information

MLS® #	1914307
Price	\$840,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,558
Acres	1.60
Year Built	2021



Type	Residential
Sub-Type	Single Family Detached
Style	One Story, Texas Hill Country
Status	Active

Community Information

Address	1987 Appellation
Area	2611
Subdivision	VINTAGE OAKS
City	New Braunfels
County	Comal
State	TX
Zip Code	78132

Amenities

Amenities	Pool, Tennis, Clubhouse, Park/Playground, Jogging Trails, BBQ/Grill, Basketball Court
Pool	None

Interior

Interior	One Living Area, Eat-In Kitchen, Island Kitchen, Breakfast Bar, Walk-In Pantry, 1st Floor Lvl/No Steps, High Ceilings, Open Floor Plan, High Speed Internet, Laundry Room, Telephone, Walk in Closets
Appliances	Ceiling Fans, Chandelier, Washer Connection, Dryer Connection, Built-In Oven, Gas Cooking, Disposal, Dishwasher, Water Softener (owned), Gas Water Heater, Garage Door Opener, Double Ovens, Custom Cabinets, Propane Water Heater, 2+ Water Heater Units
Heating	Central
Cooling	One Central
Fireplaces	Not Applicable
# of Stories	1.0
Stories	1

Exterior

Exterior	4 Sides Masonry, Stone/Rock, Stucco
Exterior Features	Has Gutters, Ranch Fence
Lot Description	Cul-de-Sac/Dead End, 1 - 2 Acres, Mature Trees (ext feat), Level
Roof	Composition
Construction	Pre-Owned
Foundation	Slab

School Information

District	Comal
Elementary	Call District
Middle	Call District
High	Smithson Valley

Additional Information

Date Listed	October 10th, 2025
Days on Market	24
HOA Fees	800.00
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Jana Evola
Listing Office	eXp Realty

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