

\$989,900 - 31154 Osage Run, Bulverde

MLS® #1914351

\$989,900

5 Bedroom, 5.00 Bathroom, 4,263 sqft
Residential on 0.28 Acres

JOHNSON RANCH - COMAL, Bulverde, TX

Grand two-story entry with 19-foot ceilings. Formal dining room and home office with French doors set at entry. Family room features a wood mantel fireplace and a wall of windows. Spacious kitchen with ample counter space, island with built-in seating, two wall ovens, a 5-burner gas cooktop, large walk-in pantry and butler pantry. Primary suite features a wall of windows, two large walk-in closets with access to large utility room. Primary bathroom includes dual vanities, freestanding tub and separate large walk-in shower. Guest suite with private bathroom is included on the first floor. Theatre room, game room, secondary bedrooms and a Hollywood bathroom completes the second floor. Extended covered backyard patio. Mud room leads to three-car garage.

Built in 2026

Essential Information

MLS® #	1914351
Price	\$989,900
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	4,263
Acres	0.28
Year Built	2026



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

Community Information

Address	31154 Osage Run
Area	2612
Subdivision	JOHNSON RANCH - COMAL
City	Bulverde
County	Comal
State	TX
Zip Code	78163

Amenities

Amenities	Controlled Access, Pool, Clubhouse, Park/Playground, Jogging Trails
Parking	Attached
Pool	None

Interior

Interior	Three Living Area, Liv/Din Combo, Separate Dining Room, Eat-In Kitchen, Two Eating Areas, Island Kitchen, Walk-In Pantry, Study/Library, Game Room, Media Room, Utility Room Inside, Secondary Bedroom Down, High Ceilings, Open Floor Plan, Cable TV Available, High Speed Internet, Laundry Main Level, Laundry Room, Walk in Closets
Appliances	Ceiling Fans, Washer Connection, Dryer Connection, Microwave Oven, Stove/Range, Gas Cooking, Disposal, Dishwasher, Vent Fan, Smoke Alarm, Plumb for Water Softener, Carbon Monoxide Detector
Heating	Central
Cooling	Two Central, Zoned
Fireplace	Yes
# of Fireplaces	1
Fireplaces	One, Family Room, Gas Logs Included, Gas Starter
# of Stories	2.0
Stories	2

Exterior

Exterior	Brick, 4 Sides Masonry, Stone/Rock, Cement Fiber
Exterior Features	Covered Patio, Privacy Fence, Sprinkler System, Double Pane

	Windows, Has Gutters
Lot Description	On Greenbelt, County View
Roof	Composition
Construction	New
Foundation	Slab

School Information

District	Comal
Middle	Smithson Valley
High	Smithson Valley

Additional Information

Date Listed	October 10th, 2025
Days on Market	18
HOA Fees	945.00
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Lee Jones
Listing Office	Perry Homes Realty, LLC

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