

\$250,000 - 1134 Burning Tree, Spring Branch

MLS® #1914822

\$250,000

2 Bedroom, 1.00 Bathroom, 840 sqft

Residential on 0.44 Acres

CYPRESS COVE COMAL, Spring Branch, TX

Escape to your own Hill Country retreat beneath the stars, surrounded by mature trees and peaceful privacy on TWO SPACIOUS LOTS in the desirable Cypress Cove community and no city taxes. This charming country cottage blends warmth and character with a tranquil setting just steps from the Guadalupe River. Enjoy a newly painted exterior with a pvc roof membrane that is waterproof and reflects heat with an inviting interior featuring beautiful hardwood floors, tongue-and-groove wood ceilings, and a cozy fireplace that sets the perfect tone. The kitchen offers freshly painted cabinetry, refrigerator included a breakfast bar, and an open-concept layout ideal for entertaining. The newly redone laundry room comes equipped with a washer and dryer, adding convenience to everyday living. The property is fully fenced front and back and includes a storage shed and a covered 2 car carport for added functionality. Located near Boat Ramp 11, you'll have effortless lake access for boating and recreation. Residents of Cypress Cove enjoy a variety of amenities including a private catch-and-release fishing pond, riverfront park, pool, clubhouse, and sports courts for tennis and basketball-all within a short walk where Rebecca Creek meets the Guadalupe River. Conveniently positioned near Highway 281 and IH-35, this home offers easy access to San Antonio, New Braunfels, and Austin, making it the perfect combination of country charm and city convenience. Move in, unwind,



and start living the Hill Country lifestyle you've been dreaming of!

Built in 1964

Essential Information

MLS® #	1914822
Price	\$250,000
Bedrooms	2
Bathrooms	1.00
Full Baths	1
Square Footage	840
Acres	0.44
Year Built	1964
Type	Residential
Sub-Type	Single Family Detached
Style	One Story
Status	Active

Community Information

Address	1134 Burning Tree
Area	2604
Subdivision	CYPRESS COVE COMAL
City	Spring Branch
County	Comal
State	TX
Zip Code	78070

Amenities

Amenities	Waterfront Access, Pool, Tennis, Clubhouse, Park/Playground, Lake/River Park, Boat Ramp, Fishing Pier
Parking	None/Not Applicable
Pool	None

Interior

Interior	One Living Area, Liv/Din Combo, Eat-In Kitchen, Breakfast Bar, High Ceilings, Cable TV Available, High Speed Internet, Laundry Main Level, Laundry Room
Appliances	Ceiling Fans, Washer Connection, Dryer Connection, Cook Top,

	Stove/Range, Refrigerator, Disposal, Private Garbage Service
Heating	3+ Units
Cooling	3+ Window/Wall
Fireplaces	Not Applicable
# of Stories	1.0
Stories	1

Exterior

Exterior	Siding
Exterior Features	Deck/Balcony, Privacy Fence, Wrought Iron Fence, Mature Trees, Wire Fence
Lot Description	Cul-de-Sac/Dead End, Water View, 1/4 - 1/2 Acre, Lakefront
Roof	Other
Construction	Pre-Owned

School Information

District	Comal
Elementary	Rebecca Creek
Middle	Mountain Valley
High	Canyon Lake

Additional Information

Date Listed	October 12th, 2025
Days on Market	14
HOA Fees	25.00
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Yasmeen Deais
Listing Office	Real Broker, LLC

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 1:52am 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.