

\$3,650,000 - 308 Oakhaven Lane, Fredericksburg

MLS® #1915164

\$3,650,000

1 Bedroom, 2.00 Bathroom, 2,670 sqft

Residential on 20.30 Acres

OUT/GILLESPIE COUNTY, Fredericksburg, TX

Prime 20.3 Acres in Fredericksburg City Limits less than 1 mile to Main ST!! R-1 Zoned for Single Family Residential use. Properties of this size inside the city limits of Fredericksburg and located this close to downtown do not come around often! The former Peach, Pecan and Tomato Orchard was once a destination for locals and visitors across the State to come and purchase fresh produce. Still owned by the same family that once ran the Orchard, this property is forever connected to Fredericksburg's incredible history! At the front of the property you'll find the original Homestead that was constructed in the late 1800's and early 1900's. You can still see the history in the Roos block stone that was used to construct the home as it is still in phenomenal condition. The home was fully remodeled in 2019 with an additional 1,830 square feet of living space added on along with a spacious side patio, 874 square foot deck and 660 square foot guest home. There is a .33 acre deer proof garden with a shed, raised garden beds, and 3 rows of fruit trees in place. Large Post Oak Trees and a grove of Live Oak Trees cover the land with some of the trees being 200 years old! Barons Creek meanders along the Northern portion of the property for more than 1,000 feet, and includes both side of the creek. The land gently slopes toward the creek and allows for easy access down to the waters edge where Mexican Sycamore and mature Pecan Trees



line the banks. Although the full property is within the City Limits, it still carries an AG Exemption to keep the taxes on the land to a minimum. City utilities (water, sewer and gas) are conveniently located in the street, and additionally, 24-inch sewer lines are in place at the front and back of the property. The property includes 2 city water taps, and 2 city sewer taps. Atmos Gas is ran to the house and connected to the whole home generac generator. There is an RV hook up available to store large horse trailers or RV's. The barn is conveniently located near the main home at the front of the property to allow for storage of UTV/ATVs or other equipment. A second pole barn is in place for more storage of equipment and trailers. Frontage along the public road way is very sufficient, as the property front all along Meadow Lark Dr for about 630 feet. With close proximity to the vibrant Main Street which boasts over 100 restaurants, bars, and shops, this is an unmatched opportunity for end users, developers and investors alike. Whether you are looking for a property for residential development, or the perfect canvas to build out your dream home, 308 Oakhaven offers the ideal opportunity!

Built in 1901

Essential Information

MLS® #	1915164
Price	\$3,650,000
Bedrooms	1
Bathrooms	2.00
Full Baths	1
Half Baths	1
Square Footage	2,670
Acres	20.30
Year Built	1901
Type	Residential

Sub-Type	Single Family Detached
Style	One Story, Historic/Older
Status	Active

Community Information

Address	308 Oakhaven Lane
Area	3100
Subdivision	OUT/GILLESPIE COUNTY
City	Fredericksburg
County	Gillespie
State	TX
Zip Code	78624

Amenities

Amenities	None
Parking	None/Not Applicable
Pool	None

Interior

Interior	One Living Area, Walk-In Pantry, Study/Library, Utility Room Inside, High Ceilings, All Bedrooms Downstairs, Walk in Closets
Appliances	Ceiling Fans, Washer Connection, Dryer Connection, Gas Cooking, Refrigerator, Disposal, Dishwasher, Water Softener (owned)
Heating	Central
Cooling	One Central, Zoned
Fireplace	Yes
# of Fireplaces	1
Fireplaces	One, Living Room
# of Stories	1.0
Stories	1

Exterior

Exterior	Stone/Rock, Wood
Exterior Features	Covered Patio, Deck/Balcony, Storage Building/Shed, Has Gutters, Mature Trees, Ranch Fence, Screened Porch
Lot Description	Horses Allowed, Irregular, 15 Acres Plus, Ag Exempt, Partially Wooded, Sloping, Creek
Roof	Metal
Construction	Pre-Owned

Foundation Slab

School Information

District Fredericksburg
Elementary Fredericksburg
Middle Fredericksburg
High Fredericksburg

Additional Information

Date Listed October 13th, 2025
Days on Market 17
HOA Fees 0.00

Listing Details

Listing Agent Clayton Sears
Listing Office Real Estate Advisory Team, LLC

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