

\$380,990 - 3012 Nash Drive, New Braunfels

MLS® #1917211

\$380,990

3 Bedroom, 2.00 Bathroom, 1,500 sqft
Residential on 0.15 Acres

Lark Canyon, New Braunfels, TX

Brand new, energy-efficient home available by Dec 2025! Prepare dinner at the convenient kitchen island without missing conversation in the adjacent living room. In the secluded primary suite, tucked away at the rear of the home, a spacious walk-in closet and a large shower simplify busy mornings. Starting in the \$300s, Lark Canyon is nestled in the scenic Texas Hill Country, just minutes from Schlitterbahn Waterpark. Conveniently located near I-35 and TX-46, residents enjoy easy access to an array of shopping, dining, parks, and entertainment options. With our Move-In Ready homes featuring money-saving, energy-efficient designs, Lark Canyon offers the perfect blend of comfort, convenience, and beauty-a place you'll be proud to call home. Each of our homes is built with innovative, energy-efficient features designed to help you enjoy more savings, better health, real comfort and peace of mind.



Built in 2025

Essential Information

MLS® #	1917211
Price	\$380,990
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,500
Acres	0.15

Year Built	2025
Type	Residential
Sub-Type	Single Family Detached
Style	One Story
Status	Active

Community Information

Address	3012 Nash Drive
Area	2615
Subdivision	Lark Canyon
City	New Braunfels
County	Comal
State	TX
Zip Code	78132

Amenities

Amenities	Other - See Remarks
Parking	Attached, Two Car Garage
Pool	None

Interior

Interior	1st Floor Lvl/No Steps, Breakfast Bar, Cable TV Available, Eat-In Kitchen, High Ceilings, High Speed Internet, Island Kitchen, Laundry Main Level, Laundry Room, One Living Area, Open Floor Plan, Pull Down Storage, Telephone, Two Eating Areas, Utility Room Inside, Walk in Closets, Walk-In Pantry
Appliances	Ceiling Fans, Dishwasher, Disposal, Dryer Connection, Electric Water Heater, Garage Door Opener, Ice Maker Connection, In Wall Pest Control, Microwave Oven, Plumb for Water Softener, Pre-Wired for Security, Smoke Alarm, Stove/Range, Vent Fan, Washer Connection
Heating	Central
Cooling	One Central
Fireplaces	Not Applicable
# of Stories	1.0
Stories	1

Exterior

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

Roof	Composition
Construction	New
Foundation	Slab

School Information

District	New Braunfels
Elementary	Veramendi
Middle	Oak Run School
High	New Braunfel

Additional Information

Date Listed	October 21st, 2025
Days on Market	13
HOA Fees	400.00
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Patrick Mcgrath
Listing Office	Meritage Homes Realty

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Lark Canyon | A LIVE:NOW. Community
NEW BRAUNFELS, TX

PUBLIC SCHOOLS:

- NEW BRAUNFELS ISO - (830) 643-5700
- SEELE ELEMENTARY SCHOOL - (830) 627-6750
- OAK RUN MIDDLE SCHOOL - (830) 627-6400
- NEW BRAUNFELS HIGH SCHOOL - (830) 627-6000

COLLEGES/UNIVERSITIES:

- ALAMO COLLEGES - (830) 609-2100
- SAN ANTONIO COLLEGE - (210) 486-0000
- UNIVERSITY OF TEXAS AT SAN ANTONIO - (210) 458-4011

LOCAL SERVICES:

- NEW BRAUNFELS FIRE DEPARTMENT - (830) 221-4200
- NEW BRAUNFELS POLICE DEPARTMENT - (830) 221-4100
- NEW BRAUNFELS MUNICIPAL COURT - (830) 221-4180

PARKS & RECREATION:

- NATURAL BRIDGE CAVERNS - (210) 651-6101
- LANDA PARK - (830) 221-4350
- THE BANDIT GOLF CLUB - (830) 609-4665
- MCKENNA CHILDREN'S MUSEUM - (830) 606-9525

AIRPORTS:

- SAN ANTONIO INTL AIRPORT - (210) 207-3433

MILITARY BASES:

- JB SA RANDOLPH - (210) 652-1110
- JB SA FORT SAM HOUSTON - (210) 221-1110
- JB SA LACKLAND - (210) 671-1110

SHOPPING:

- NEW BRAUNFELS MARKETPLACE - (830) 620-7475
- WALMART - (830) 629-0129
- HEB PLUS - (830) 312-5700

LOCAL UTILITIES:

- NEW BRAUNFELS UTILITY - (830) 629-8400
- AT&T - (830) 625-4499
- WASTE MANAGEMENT - (830) 625-7894

MEDICAL FACILITIES:

- RESOLUTE HEALTH HOSPITAL & MEDICAL CAMPUS - (830) 500-6000
- CHRISTUS SANTA ROSA - (830) 606-9111

PUBLIC FACILITIES:

- US POST OFFICE - (800) 275-8777
- LINDHEIMER PLAZA - (830) 221-4350
- FISCHER PARK - (830) 221-4378

HOMEOWNERS ASSOCIATION:

- ALAMO MANAGEMENT GROUP - (210) 485-4088
- HOA FEES - \$400/YEAR + \$250 ONE-TIME FEE AT CLOSING

TAX RATE:

- COMAL COUNTY - 1.647509%

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