

# \$271,001 - 1850 Stonechat, New Braunfels

MLS® #1917236

## \$271,001

4 Bedroom, 2.00 Bathroom, 1,850 sqft  
Residential on 0.11 Acres

Voss Farms, New Braunfels, TX

The Dowling - This new four-bedroom home offers convenient single-story living. A bedroom is secluded near the front of the home, leading to an inviting and spacious open-concept layout shared between the kitchen, dining room and family room. Three additional bedrooms are tucked away to the side for improved comfort and privacy, including the lavish owner's suite at the back of the home with a full bathroom and walk-in closet. Prices and features may vary and are subject to change. Photos are for illustrative purposes only.

Built in 2025

### Essential Information

|                |                        |
|----------------|------------------------|
| MLS® #         | 1917236                |
| Price          | \$271,001              |
| Bedrooms       | 4                      |
| Bathrooms      | 2.00                   |
| Full Baths     | 2                      |
| Square Footage | 1,850                  |
| Acres          | 0.11                   |
| Year Built     | 2025                   |
| Type           | Residential            |
| Sub-Type       | Single Family Detached |
| Style          | One Story              |
| Status         | Price Change           |

### Community Information



|             |                |
|-------------|----------------|
| Address     | 1850 Stonechat |
| Area        | 2707           |
| Subdivision | Voss Farms     |
| City        | New Braunfels  |
| County      | Guadalupe      |
| State       | TX             |
| Zip Code    | 78130          |

### **Amenities**

|           |                     |
|-----------|---------------------|
| Amenities | Other - See Remarks |
| Parking   | Two Car Garage      |
| Pool      | None                |

### **Interior**

|              |                                                                                                                                                        |
|--------------|--------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior     | One Living Area, Breakfast Bar, Utility Room Inside, Open Floor Plan, Cable TV Available, All Bedrooms Downstairs, Laundry Main Level, Walk in Closets |
| Appliances   | Washer Connection, Dryer Connection, Stove/Range, Dishwasher                                                                                           |
| Heating      | Central                                                                                                                                                |
| Cooling      | One Central                                                                                                                                            |
| Fireplaces   | Not Applicable                                                                                                                                         |
| # of Stories | 1.0                                                                                                                                                    |
| Stories      | 1                                                                                                                                                      |

### **Exterior**

|                   |               |
|-------------------|---------------|
| Exterior          | Cement Fiber  |
| Exterior Features | Privacy Fence |
| Roof              | Composition   |
| Construction      | New           |
| Foundation        | Slab          |

### **School Information**

|            |               |
|------------|---------------|
| District   | New Braunfels |
| Elementary | Voss Farms    |
| Middle     | New Braunfel  |
| High       | New Braunfel  |

### **Additional Information**

|             |                    |
|-------------|--------------------|
| Date Listed | October 21st, 2025 |
|-------------|--------------------|

|                |           |
|----------------|-----------|
| Days on Market | 13        |
| HOA Fees       | 96.25     |
| HOA Fees Freq. | Quarterly |

### **Listing Details**

|                |                    |
|----------------|--------------------|
| Listing Agent  | Christopher Marti  |
| Listing Office | Marti Realty Group |

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