

\$1,199,000 - 1220 Steeple Run, New Braunfels

MLS® #1917304

\$1,199,000

4 Bedroom, 4.00 Bathroom, 3,911 sqft

Residential on 2.00 Acres

River Chase, New Braunfels, TX

A TRUE HILL COUNTRY RETREAT WITH POOL on 2 BEAUTIFULLY LANDSCAPED ACRES Nestled among majestic oak trees, this stunning home captures the essence of Hill Country living-peaceful, private, and picturesque. From the moment you step inside, the open floor plan welcomes you with warmth and style. Thoughtfully designed for both comfort and function, the home features 4 spacious bedrooms plus a study, two dining areas, a versatile game room/man cave, 3.5 bathrooms, and a 3-car garage. The kitchen is a chef's delight with granite countertops, center island with a prep sink, a gas cooktop, double ovens, custom cabinetry, and two pantries-including one accented with charming barn doors. The only rooms upstairs are the large 4th bedroom, full bath, and the game room/man cave, offering privacy and flexibility for guests or hobbies. Step outside to your own private paradise. A spacious screened-in patio with a cozy fireplace overlooks the sparkling pool area which is enclosed by elegant iron fencing that keeps wildlife out while preserving the scenic Hill Country views. An outdoor kitchen makes entertaining and enjoying the outdoors fun and convenient. As day turns to night, the extensive landscape lighting showcases the home's beauty and creates an enchanting ambiance that highlights the architecture and natural surroundings. This home is more than a place to live-it's a lifestyle of comfort, elegance, and connection to nature. River Chase is known for



it's incredible amenities: 33-acre park with clubhouse, pools, walking trails, tennis & pickleball courts, fitness center, playground, Veteran's park and fishing pond, PLUS a 58-acre park with private Guadalupe River access, pavilion, basketball court, bird viewing station, and miles of first class hiking trails - all for just \$300 per year.

Built in 2009

Essential Information

MLS® #	1917304
Price	\$1,199,000
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,911
Acres	2.00
Year Built	2009
Type	Residential
Sub-Type	Single Family Detached
Style	Two Story, Texas Hill Country
Status	Active

Community Information

Address	1220 Steeple Run
Area	2618
Subdivision	River Chase
City	New Braunfels
County	Comal
State	TX
Zip Code	78132

Amenities

Amenities	Waterfront Access, Pool, Tennis, Clubhouse, Park/Playground, Jogging Trails, Sports Court, BBQ/Grill, Basketball Court, Lake/River Park
Has Pool	Yes

Pool In Ground Pool, Pools Sweep

Interior

Interior Two Living Area, Separate Dining Room, Two Eating Areas, Island Kitchen, Breakfast Bar, Walk-In Pantry, Study/Library, Game Room, Utility Room Inside, Secondary Bedroom Down, 1st Floor Lvl/No Steps, High Ceilings, Open Floor Plan, High Speed Internet, Laundry Main Level, Walk in Closets, Attic - Partially Floored

Appliances Ceiling Fans, Washer Connection, Dryer Connection, Washer, Dryer, Cook Top, Built-In Oven, Microwave Oven, Gas Cooking, Refrigerator, Disposal, Dishwasher, Water Softener (Leased), Smoke Alarm, Security System (Owned), Gas Water Heater, Garage Door Opener, Plumb for Water Softener, Double Ovens, Custom Cabinets, Carbon Monoxide Detector, Propane Water Heater, 2+ Water Heater Units, Private Garbage Service

Heating Central, 2 Units

Cooling Two Central, Other

Fireplace Yes

of Fireplaces 2

Fireplaces Two, Living Room, Other

of Stories 2.0

Stories 2

Exterior

Exterior 4 Sides Masonry, Stone/Rock, Cement Fiber

Exterior Features Patio Slab, Covered Patio, Bar-B-Que Pit/Grill, Wrought Iron Fence, Storage Building/Shed, Has Gutters, Special Yard Lighting, Mature Trees, Outdoor Kitchen, Screened Porch

Lot Description 2 - 5 Acres, Partially Wooded, Mature Trees (ext feat), Gently Rolling, Level, Creek - Seasonal, Other Water Access - See Remarks

Roof Composition

Construction Pre-Owned

Foundation Slab

School Information

District Comal

Elementary Hoffman Lane

Middle Church Hill

High Canyon

Additional Information

Date Listed	October 22nd, 2025
Days on Market	11
HOA Fees	300.00
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Lynda Escalante
Listing Office	Vista Realty

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