

\$459,000 - 100 Fairway, Floresville

MLS® #1918263

\$459,000

3 Bedroom, 2.00 Bathroom, 2,289 sqft

Residential on 0.32 Acres

RIVER BEND, Floresville, TX

Welcome to this stunning home in the exclusive Riverbend golf community, perfectly positioned on a corner lot across from Hole 8. This 3-bedroom, 2-bath residence blends comfort, convenience, and upscale features to create an ideal lifestyle for you and your family. **Key Features** **Prime Location:** Corner lot on 0.32 acres, directly across from Hole 8 in the Riverbend golf course community. **-Open Floor Plan:** Expansive living space that flows seamlessly for entertaining and daily living. **Chef's Kitchen:** Large kitchen with abundant cabinetry, walk-in pantry, granite countertops, and a rock/stone breakfast area. **Ground-Flow Comfort:** Tile and carpet throughout for easy maintenance and a cohesive look. **Primary and Bedrooms:** Three well-sized bedrooms with ample closet space. **- Bathrooms:** Two full baths featuring modern finishes. **- Garage & Workshop/** inside of garage **- Two-car main garage** plus an additional garage bay for golf cart access. **- Small workshop** with HVAC ventilation from the home to keep it cool and comfortable. **- Extra storage** available in the garage. **- Garage Convenience:** Separate access to the golf cart area makes for effortless greenside transport. **- Community Amenities:** Enjoy the neighborhood's golf course, tennis court, restaurant, and pro shop-perfect for an active lifestyle and social gatherings. **Highlights** **- Open living areas** ideal for entertaining guests. **- Gorgeous kitchen** with granite countertops and an inviting breakfast nook. **- Practical**



utility spaces with walk-in pantry and walk-in laundry. - Versatile garage setup with workshop space and golf cart access. - Proximity to community amenities enhances daily living and recreation. Neighborhood & Lifestyle Riverbend is known for its golf course, tennis courts, restaurant, and pro shop, offering resort-style living within a tight-knit community. The location on Fairway Drive provides scenic views and convenient access to the course. Why This Home Stands Out - The corner lot position provides excellent curb appeal - The expansive kitchen and walk-in pantry are a chef's kitchen - The dedicated workshop with HVAC ventilation adds functional value for hobbies, projects, or storage. - The combination of tile and carpet throughout ensures durability with comfort in every room.

Built in 2014

Essential Information

MLS® #	1918263
Price	\$459,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,289
Acres	0.32
Year Built	2014
Type	Residential
Sub-Type	Single Family Detached
Style	One Story
Status	New

Community Information

Address	100 Fairway
Area	2800
Subdivision	RIVER BEND

City	Floresville
County	Wilson
State	TX
Zip Code	78114

Amenities

Amenities	Tennis, Golf Course, Clubhouse, Jogging Trails, Other - See Remarks
Parking	Two Car Garage, Golf Cart
Pool	None

Interior

Interior	One Living Area, Separate Dining Room, Breakfast Bar, Walk-In Pantry, Utility Room Inside, Open Floor Plan, Laundry Main Level, Laundry Room, Walk in Closets, Attic - Pull Down Stairs
Appliances	Ceiling Fans, Chandelier, Washer Connection, Dryer Connection, Cook Top, Built-In Oven, Microwave Oven, Stove/Range, Refrigerator, Disposal, Dishwasher, Vent Fan, Smoke Alarm, Electric Water Heater, City Garbage service
Heating	Central
Cooling	One Central
Fireplaces	Not Applicable
# of Stories	1.0
Stories	1

Exterior

Exterior	Stone/Rock, Stucco
Exterior Features	Patio Slab, Covered Patio, Sprinkler System, Workshop, Storm Doors
Lot Description	Corner, 1/4 - 1/2 Acre, On Golf Course
Roof	Composition
Construction	Pre-Owned
Foundation	Slab

School Information

District	Floresville Isd
Elementary	Floresville
Middle	Floresville
High	Floresville

Additional Information

Date Listed	October 25th, 2025
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Days on Market	5
HOA Fees	180.00
HOA Fees Freq.	Semi-Annually

Listing Details

Listing Agent	Tiffany Hauser
Listing Office	Luxury Home & Land Sales, LLC

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