

\$1,995,000 - 309 Ridgeview Drive, Fredericksburg

MLS® #1919217

\$1,995,000

3 Bedroom, 4.00 Bathroom, 2,451 sqft

Residential on 5.65 Acres

OUT/GILLESPIE COUNTY, Fredericksburg, TX

With the best views in eastern Gillespie county, 309 Ridgeview Drive is very favorably located in the popular Texas Hill Country wine region (photos DO NOT portray the experience of seeing this captivating vista in person.) The three-bedroom Tony Martin designed/built compound features a finely appointed main home & adjacent two-bedroom guest house, along with an oversized three-car garage/studio. The three-bedroom Tony Martin designed/built compound features a finely appointed main home & adjacent two-bedroom guest house (combined 2,451 square feet), along with an oversized three-car garage/studio (783 square feet)., cooking aficionado's kitchen, wood-burning fireplaces, sizable office (with a view), cozy media/craft room, cedar potting shed, and an all-steel storm shelter. Expansive shaded porches provide abundant, ready-made outdoor leisure spaces. The premium location is halfway between Fredericksburg and Johnson City, about 20 minutes from each. Burgeoning Hye, Stonewall, and the Wine Road 290 wineries lie in close proximity. Austin and San Antonio are each just over a one hour drive away.

Built in 2004

Essential Information

MLS® # 1919217



Price	\$1,995,000
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	2,451
Acres	5.65
Year Built	2004
Type	Residential
Sub-Type	Single Family Detached
Style	One Story, Texas Hill Country
Status	New

Community Information

Address	309 Ridgeview Drive
Area	3100
Subdivision	OUT/GILLESPIE COUNTY
City	Fredericksburg
County	Gillespie
State	TX
Zip Code	78624

Amenities

Amenities	None
Parking	Side Entry, Oversized
Pool	None

Interior

Interior	Island Kitchen, Walk-In Pantry, 1st Floor Lvl/No Steps, High Ceilings, Open Floor Plan, High Speed Internet, All Bedrooms Downstairs, Laundry in Closet, Laundry Main Level, Attic - Attic Fan
Appliances	Ceiling Fans, Washer, Dryer, Stacked Washer/Dryer, Built-In Oven, Self-Cleaning Oven, Microwave Oven, Stove/Range, Gas Cooking, Refrigerator, Disposal, Dishwasher, Ice Maker Connection, Water Softener (owned), Vent Fan, Smoke Alarm, Security System (Owned), Attic Fan, Garage Door Opener, Solid Counter Tops, Custom Cabinets, Carbon Monoxide Detector, Propane Water Heater, 2+ Water Heater Units, Private Garbage Service
Heating	Central, Zoned, 2 Units, Other
Cooling	Two Central, One Window/Wall, Zoned

Fireplace	Yes
# of Fireplaces	2
Fireplaces	Living Room, Wood Burning, Gas Starter, Stone/Rock/Brick, Glass/Enclosed Screen
# of Stories	1.0
Stories	1

Exterior

Exterior	Stone/Rock, Cement Fiber
Exterior Features	Patio Slab, Covered Patio, Storage Building/Shed, Mature Trees
Lot Description	Bluff View, County View, 5 - 14 Acres, Partially Wooded
Roof	Metal
Construction	Pre-Owned
Foundation	Slab

School Information

District	Fredericksburg
Elementary	Call District
Middle	Call District
High	Call District

Additional Information

Date Listed	October 30th, 2025
Days on Market	1
HOA Fees	330.00
HOA Fees Freq.	Annually

Listing Details

Listing Agent	Jessica Hochstetler
Listing Office	Legacy Broker Group

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