



Residential Single Family

List Price: \$789,000

Orig Price: \$789,000

Price/SQFT: \$283.81

County: Hays

Elem. School:

High School:

Style: Traditional

#Stories: One

Bedrooms: 4

Full Baths: 3

Half Baths: 0

Apx SqFt: 2,780

Source SqFt: Appraisal District

Construction Status: Complete Construction

Pool: None

Spa/Hot Tub Desc: No

First Right Refusal Option: N/A

Subdivision: Saddleridge Sec 2

School District: Wimberley ISD

Middle School:

Waterfront: No

Apx Acreage: 2.000

Lot Dimensions:

Year Built: 1999

Year Built Src: Appraisal District

Zoning:

Schedule a Showing

Recent: 08/09/2025 : New Listing

Legal Description: SADDLERIDGE SEC 2, LOT 213, ACRES 2.00

Property ID: R85705

Res Flooded: No

Builder Name:

Geo ID: 1174060000213008

Manufactured Allowed: No

Access:

In City Limits: No

Estimated Completion Date:

Front Faces:

Lot/Block: 213

ETJ: Yes

Horse Allowed: Yes

# Horses Alwd: 2

FEMA Flood Plain: No

Restrictions:

Soil Type:

Sprinkler System:

Room

Level

Dimensions

Master Bedroom

Owner(s) Legal Name: Smart Danny

Concessions: If Yes, the Seller may consider a Buyer concession if it is included in an offer.

Concession In Price:

Earnest Money:

HOA: Mandatory

HOA Amount: 96.00

HOA Term: Annual

Online Application URL:

HOA Website:

HOA Fees Incl:

Documents on File:

Assumable Loan Type:

Acceptable Financing: Cash, Conventional, FHA, VA

Possession: Closing, Funding

Prospects Exempt: No

Agent Disclosure:

Community Web:

Exemptions: None

Listing Type: Exclusive Right to Sell

Multiple PID #'s:

Security Dep Amt:

Sale Type: Resale

Taxed by Mult Counties:

Water Access:

Also For Rent:

HOA Transfer \$:

Assumable Interest Rate:

Auction YN:

Resale Certificate Fee:

Additional MLS#:

HOA Management Co Name:

HOA Phone:

HOA Name: Saddleridge POA

PITI:

Sale Type: Resale

Short Sale:

Intermediary:

Security Deposit Paid To:

Estimated Tax:

Tax Annl Amt: \$11,146

Tax Rate: 1.46

Tax Year: 2024

Interior Feat:

Kitchen Feat:

Master Bed Desc:

Appliance/Equip:

Constr Materials:

# Carport:

Carport:

Garage:

Roof:

Foundation:

Heat:

A/C:

Ceiling Fans , Eat-in Kitchen, Formal Dining, High Ceilings, His and Hers Closets, Office, Pantry, Recessed Lighting, Tub - Garden, Water Softener-Owned

Breakfast Area, Built-In Oven, Center Island, Cook Top, Electric, Open To Dining, Open to Family Room, Pantry-Walk In, Built-In Microwave

Ceiling Fan, Closets - Walk-In, Outside Access, Shower - Separate, Tub - Garden, Vanity - Double

Cook Top Electric, Oven-Double

1-Side Masonry, Brick

None

Attached Garage, Garage Door Opener(s), RV Parking Available

2

Shingle-Composition

Slab

2 Units, Central

2 Units, Attic Fan, Central

Gated Community YN: No

Laundry: Electric, Laundry Room, Sink

Fireplace: 1/Living Room

Flooring: Carpet, Ceramic Tile

Exterior Ft: Covered Porch, Deck

Water/Sewer: **On-Site Sewer, Water Storage, Well on Property**  
Guest House:  
Mineral Rights:  
Disability Feat:  
Other Utilities: **Co-Op Electric**  
Water Features/View: **None**  
Topo/Land Desc: **1-3 Acres**  
Neighborhood Amenities: **Basketball Court, Club House, Playground**  
Access/Road Surface: **Asphalt**

Fencing: **Back Yard**  
Attic: **Access Only, Pull Down Stairs**

EES Features YN:  
Energy Efficient:  
Indoor Air Quality:  
Upgraded Energy Feat:  
Building Verification Type:  
Energy Generation:  
Sustainability:  
Verification Source:  
Water Conservation:

Lockbox Type: **Combo**  
Lockbox Loc: **Door-Front**  
Occupant: **Vacant**

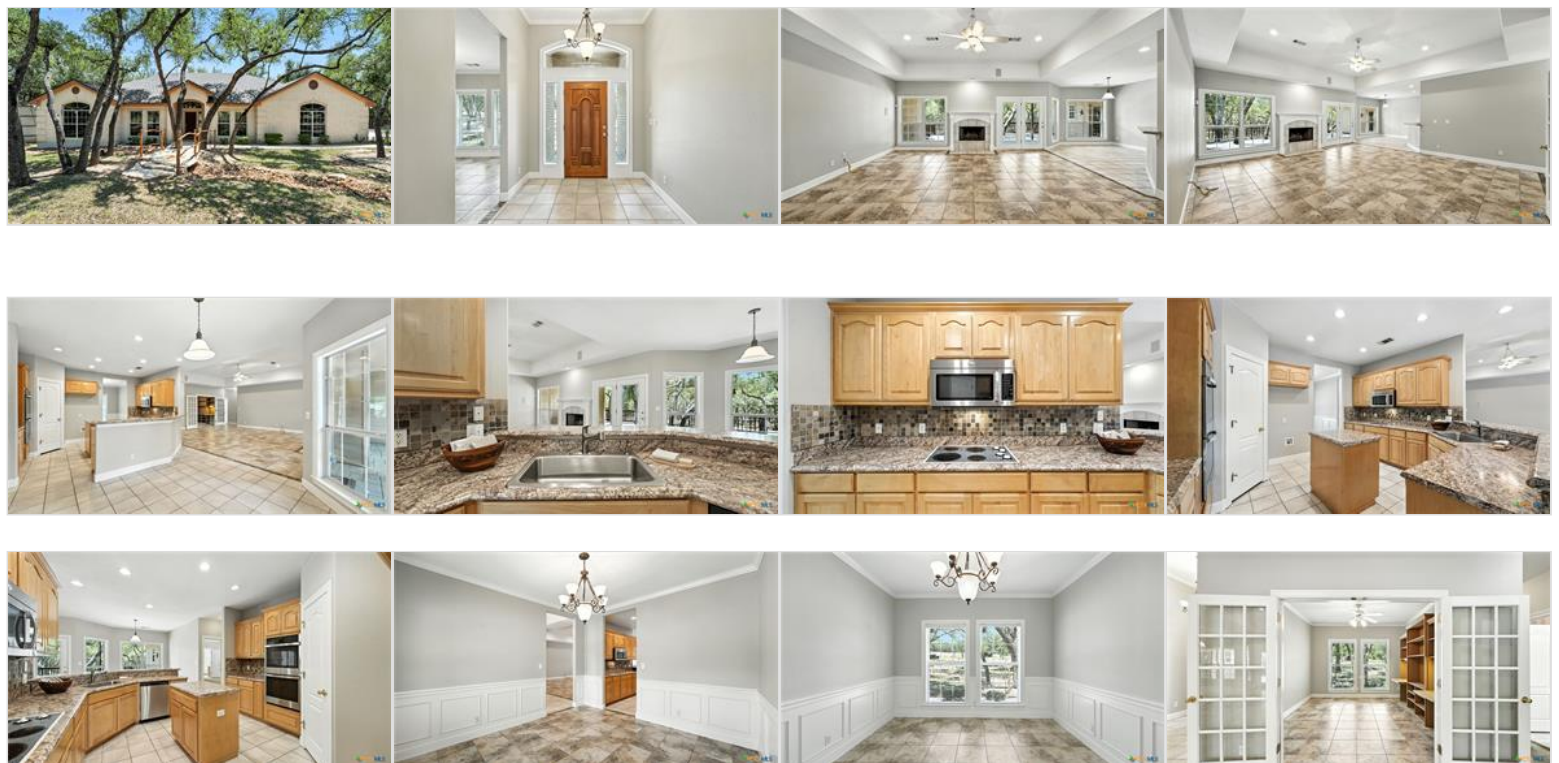
Public Remarks:  
**Great family home on two secluded acres is Saddleridge sub-division. Convenient to Wimberley and San Marcos! Large living room with high ceilings, separate dining area with an office/study room. Huge master bedroom with an en-suite bath and his and her walk-in closets. Lots of mature trees and covered back porch and large deck.**  
Agent Only Remarks:

Directions:  
**South on Ranch Road 12 from Wimberley. Turn L on Saddleridge Dr. R on Canyon Gap L on Arrowhead Pass. about 1mile on the right.**  
Showing Instructions:  
**Call First-Go**  
Showing Phone: **512-550-2114** Show Phone 2:  
Sign on Prop: **Yes**

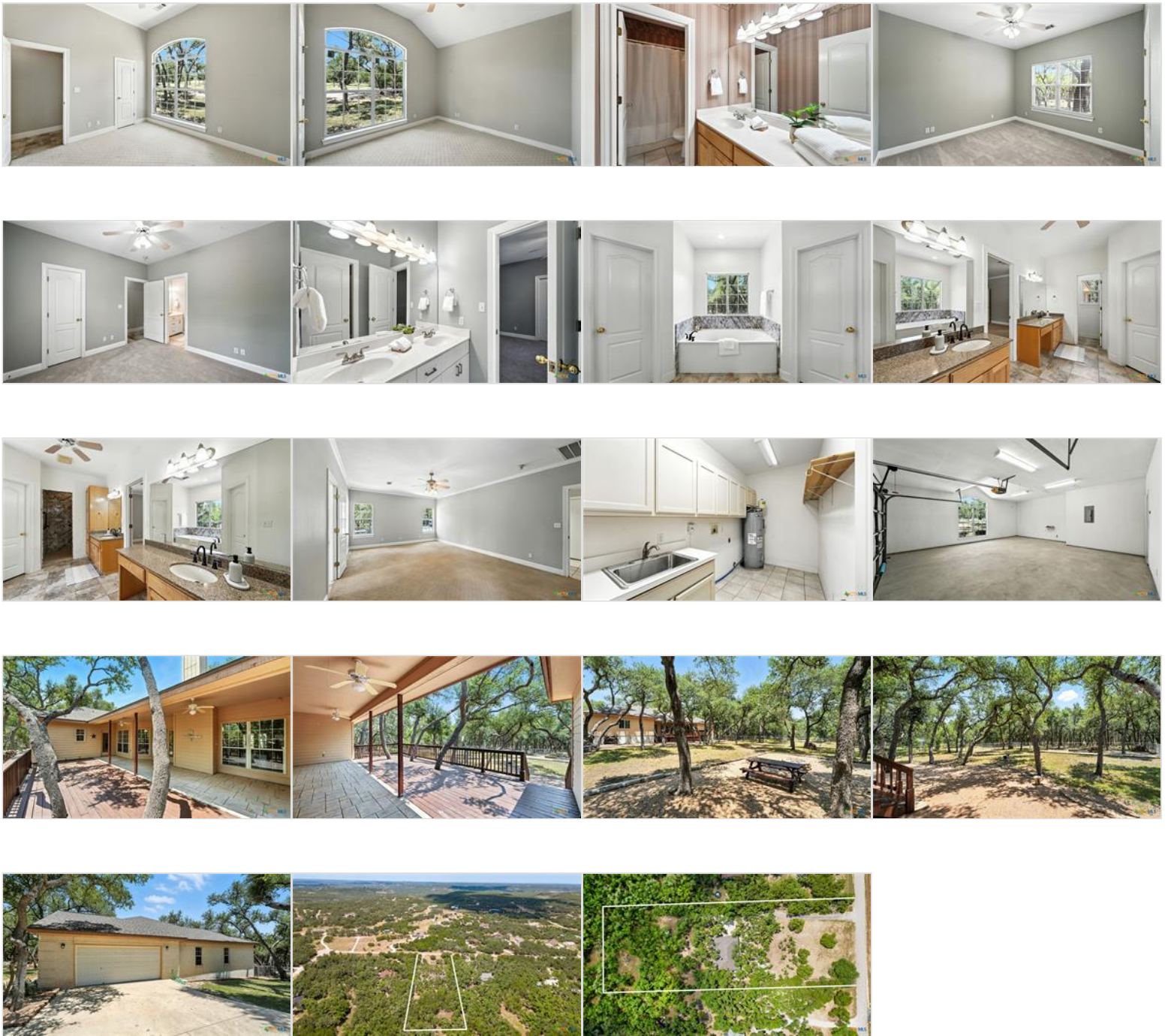
DOM: **0** CDOM: **0** IDX: **Yes** Internet: **Yes** Disp Addr: **Yes** Allow AVM: **Yes** Allow Cmts: **No**  
List Date: **08/09/2025** Expire Date: **08/09/2026** Off Market Date: Pending Date:

Listing Office: **(4037) RiverCrest Realty**  
Office Phone: **(469) 323-9625**

List Agent: **William Sears**  
Agent Email: **sears.mike@gmail.com**  
Contact #: **(512) 550-2114**







Prepared By: Pamela Hill

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Information Deemed Reliable But Not Guaranteed