

### 171 RIVER BEND RD, WIMBERLEY, TX 78676, **USA**

https://test.houston-re.com

Nestled between the Blanco River and the hills of Wimberley is a place that is so serene and private you won't believe such a beautiful property exists a short distance from the historic Wimberley Square. Go for a walk to the massive boulders that line the far boundry or kayak the river under the shade [...]

# **Rooms & Units Description**

**Property title:** 171 River Bend Wimberley Texas 78676 **Room Count: 4** 

Room Description: Family Room Beds Max: 3

Bed Room Description: All Bedrooms Down, Walk-In

Closet

**Photo Count: 46** 

Key Map: 1

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Master Bath Desc: Primary Bath:

Shower Only

Original List Price: 3950000.00



**Property Details** 

Parcel Number: R13502 Lot Desciption: Cul-De-Sac, Water

View, Waterfront, Wooded

**Style:** Other Style **List Type:** Exclusive Right to Sell/Lease

Price Sq Ft List: 1163.47 Acres: 7.48

**Acres Desciption:** 5 Up to 10 Acres **Dwelling Type:** Free Standing

Stories: 1 Floors: Wood

**Restrictions:** Deed Restrictions, Deed

Restrictions

# **Property Features**

Exterior: Patio/Deck Interior: Drapes/Curtains/Window Cover, Dryer

Included, High Ceiling, Refrigerator Included, Washer Included

**Roof:** Aluminum **Foundation:** Pier & Beam

**Garage Carport:** Circle Driveway **Carport Description:** Detached Carport

Carport Spaces Count: 2 Heat System: Central Electric

**Cool System:** Central Electric **Energy:** Ceiling Fans,Insulation - Spray-Foam,Tankless/On-

Demand H2O Heater

**Kitchen Desc:** Breakfast **Dishwasher:** 1

Bar, Kitchen open to Family Room

Water Sewer: Public Water, Septic Siding: Cement Board

Tank

Water Amenity: Riverfront,

Riverfront

## Fees & Taxes

**Tax Year:** 2022



#### **Basics**

Baths Full: 2 **Year Built Src:** Appraisal District

**Price Change Timestamp:** 2023-07-19T17:40:08.037

### **Location Details**

**Area:** 83 County Or Parish: Hays

School District: 264 -**Directions:** From Wimberley take RR 12S .4 miles , Left on

> Valley Dr, Continue straight on Climbing Way, Slight Left on River Bend Rd just past the creek crossing. Follow River Bend Rd to the

end and take a left through the gate. The road winds down toward the Blanco River and to the right. The property begins just before the bridge and continues for 1253 feet downstream.

There is plenty of parking near the house/carport.

**School Elementary:** JACOB'S School Middle: DANFORTH JUNIOR HIGH SCHOOL

WELL ELEMENTARY SCHOOL

Subdivision: n/a

School High: WIMBERLEY

Wimberley

HIGH SCHOOL

State: Texas **Zip:** 78676

City: Wimberley

## **Miscellaneous**

Annual Maint Desc: No Realist Block: Deed Restrictions

**Disclosures:** Sellers Disclosure **Connections:** Electric Dryer Connections, Gas Dryer Connections

Disposal: 1 Finance Available: Cash Sale, Conventional

Legal: A0106 THOMAS CAROTHERS SURVEY, Range Type: Gas Range

**ACRES 7.633** 

Access: Automatic Gate **DOM:** 197

# Courtesy of



List Office Name: Keller Williams Realty Austin

