

# \$1,499,900 - 00 Ranch Road 32, Fischer

MLS® #1608662

**\$1,499,900**

Bedroom, Bathroom,  
Land on 46.45 Acres

N/A, Fischer, TX

This 46.45 acres is a blank canvas awaiting the buyer with a vision. No restrictions. Well, Electric, and fenced (electric in middle). Paths have been cut in to view property. You'll also find the land has different levels, a tank, nice oaks, and some slight views. Location is the key. Close to Canyon Lake, Blanco, and more. Adjoining neighbor has additional property if you want to expand. Approx 1090 Ft of RR 32 frontage. Diamond in the rough with so many options. Cedar was left for privacy or for those tree lovers. Deer are known for hanging out too. Call us now.



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## Essential Information

|          |             |
|----------|-------------|
| MLS® #   | 1608662     |
| Price    | \$1,499,900 |
| Acres    | 46.45       |
| Type     | Land        |
| Sub-Type | Rural       |
| Status   | Active      |

## Community Information

|             |                  |
|-------------|------------------|
| Address     | 00 Ranch Road 32 |
| Area        | 2606             |
| Subdivision | N/A              |
| City        | Fischer          |
| County      | Comal            |
| State       | TX               |
| Zip Code    | 78623            |



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## Amenities

|           |                        |
|-----------|------------------------|
| Amenities | Hunting, Pond/Tank     |
| Utilities | Electric, Well Allowed |

## Exterior

|                 |                                      |
|-----------------|--------------------------------------|
| Lot Description | Undeveloped, Partial Cleared, Wooded |
|-----------------|--------------------------------------|

## School Information

|            |             |
|------------|-------------|
| District   | Comal       |
| Elementary | Comal       |
| Middle     | Comal       |
| High       | Canyon Lake |

## Additional Information

|                |                |
|----------------|----------------|
| Date Listed    | May 23rd, 2022 |
| Days on Market | 716            |
| Zoning         | NONE           |

## Listing Details

|                |                     |
|----------------|---------------------|
| Listing Office | Vallone Real Estate |
|----------------|---------------------|

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