

# \$2,900,000 - 1280 Stoney Ridge, Bulverde

MLS® #1911630

**\$2,900,000**

4 Bedroom, 4.00 Bathroom, 2,627 sqft

Residential on 39.33 Acres

Stoney Ridge, Bulverde, TX

Experience unmatched privacy and Hill Country luxury at 1280 Stoney Ridge Rd in Bulverde, TX—an extraordinary 39.33-acre estate nestled in the prestigious Comal Trace subdivision. Set a quarter mile off the road, this custom-built, single-story modern home offers 4 spacious bedrooms, 4 full bathrooms, and 2,550 sq. ft. of refined living space, designed with polished concrete floors, soaring 10'-20' ceilings, and a striking double-sided gas fireplace as the heart of the home. Enjoy indoor-outdoor living with an open-concept layout, transom windows, and oversized picture windows that flood the home with natural light while framing lush greenbelt views. The chef's kitchen is a showstopper, boasting sleek modern cabinetry, granite countertops, stainless steel appliances, a breakfast bar, and a walk-in pantry. The primary suite feels like a retreat with 20' ceilings and a spa-like bathroom, while all secondary bedrooms feature walk-in closets. The oversized utility room makes daily living a breeze, and recent upgrades include a new water softener (2023). Step outside to your volleyball-style pool, expansive covered patio, mature landscaping, and separate detached garage/shop. Horse lovers will appreciate the equestrian amenities: a riding arena, tack barn, wash rack, horse troughs, and a dedicated horse run. The property features wildlife and ag exemptions, well water, and includes two contiguous parcels, making it the largest tract in Comal Trace. Tucked away in



serene seclusion yet just minutes to Hwy 281, local shopping and dining, and only 22 miles to San Antonio International Airport, this one-of-a-kind estate combines luxury, lifestyle, and long-term investment potential. Come experience modern country living at its finest!

Built in 2012

**Essential Information**

|                |                        |
|----------------|------------------------|
| MLS® #         | 1911630                |
| Price          | \$2,900,000            |
| Bedrooms       | 4                      |
| Bathrooms      | 4.00                   |
| Full Baths     | 4                      |
| Square Footage | 2,627                  |
| Acres          | 39.33                  |
| Year Built     | 2012                   |
| Type           | Residential            |
| Sub-Type       | Single Family Detached |
| Style          | One Story              |
| Status         | Active                 |

**Community Information**

|             |                   |
|-------------|-------------------|
| Address     | 1280 Stoney Ridge |
| Area        | 3100              |
| Subdivision | Stoney Ridge      |
| City        | Bulverde          |
| County      | Bexar             |
| State       | TX                |
| Zip Code    | 78163             |

**Amenities**

|           |                     |
|-----------|---------------------|
| Amenities | Other - See Remarks |
| Parking   | One Car Garage      |
| Has Pool  | Yes                 |
| Pool      | In Ground Pool      |

**Interior**

|                 |                                                                                                                                                                                                                                         |
|-----------------|-----------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| Interior        | One Living Area, Eat-In Kitchen, Island Kitchen, Walk-In Pantry, Study/Library, 1st Floor Lvl/No Steps, High Ceilings, Open Floor Plan, Cable TV Available, High Speed Internet, All Bedrooms Downstairs, Laundry Room, Walk in Closets |
| Appliances      | Microwave Oven, Refrigerator, Dishwasher                                                                                                                                                                                                |
| Heating         | Central                                                                                                                                                                                                                                 |
| Cooling         | One Central                                                                                                                                                                                                                             |
| Fireplace       | Yes                                                                                                                                                                                                                                     |
| # of Fireplaces | 1                                                                                                                                                                                                                                       |
| Fireplaces      | One                                                                                                                                                                                                                                     |
| # of Stories    | 1.0                                                                                                                                                                                                                                     |
| Stories         | 1                                                                                                                                                                                                                                       |

## Exterior

|                   |                    |
|-------------------|--------------------|
| Exterior          | Stone/Rock, Stucco |
| Exterior Features | Patio Slab         |
| Roof              | Not Applicable     |
| Construction      | Pre-Owned          |
| Foundation        | Slab               |

## School Information

|          |                    |
|----------|--------------------|
| District | San Antonio I.S.D. |
| Middle   | Smithson Valley    |
| High     | Smithson Valley    |

## Additional Information

|                |                    |
|----------------|--------------------|
| Date Listed    | October 24th, 2025 |
| Days on Market | 12                 |
| HOA Fees       | 30.00              |
| HOA Fees Freq. | Monthly            |

## Listing Details

|                |                           |
|----------------|---------------------------|
| Listing Agent  | Charles Gafford           |
| Listing Office | Keller Williams City-View |

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