

\$4,100,000 - 116 Sendero Ridge, Boerne

MLS® #1922730

\$4,100,000

4 Bedroom, 5.00 Bathroom, 5,881 sqft

Residential on 13.38 Acres

CORDILLERA RANCH, Boerne, TX

This exceptional estate presents a sophisticated, Todd Glowka single-story custom home, gracefully situated on 13.38 private acres within the Sendero Ridge enclave of Cordillera Ranch. As you pass through the private gated entry, the natural beauty and timeless allure of this property will immediately captivate you. A seamless fusion of Hill Country charm and contemporary design elements, along with a rich mix of materials and textures, has resulted in an architectural masterpiece. For those who love to entertain, this home offers boundless opportunities. Expansive walls of wood-clad windows, transoms, and glass doors frame breathtaking views of the surrounding landscape, while infusing every room with natural light. From the soaring ceilings to the grand stone walls, beautiful hardwood flooring, high-end designer chandeliers, ornate sconces, unique custom cabinetry, and steel columns-no detail has been overlooked. Each room is thoughtfully designed with architectural details that add depth and character, creating a sense of individuality throughout the home. The sprawling floor plan features a majestic great room with a cathedral ceiling and exposed beams, a striking floor-to-ceiling stone wall with a linear fireplace, and an expansive dining area perfect for large gatherings. For the culinary enthusiast, the gourmet kitchen is a true highlight. The island kitchen is meticulously designed with top-tier finishes, featuring a Wolf 6-burner gas range



with a griddle and double ovens, complemented by a sleek vent-a-hood. Custom soft-close cabinetry, a wealth of counter space, intricately designed backsplashes, and premium appliances, including a side-by-side Sub-Zero refrigerator and freezer, a built-in Wolf oven, and dual sinks with disposals. The game room, designed for both elaborate entertaining and relaxed living, is equally impressive. With its suspended ceiling treatment and a full-service bar, this space exudes luxury and style. The bar itself showcases a wall of exquisite Poly-Lac cabinetry, creating a true architectural feature. Additional touches include an expansive island with bar seating, a Marvel ice maker, a beverage cooler, and doors that lead directly to the outdoor kitchen and living areas. Adjacent to the game room, the climate controlled wine cellar demands attention. With sleek glass walls that serve as an artful display, this sophisticated wine room is designed to showcase your finest collection. Featuring custom wine racking, accent walls with subtle lighting, and a wine probe, it's as much a visual experience as it is functional. The refined study is equipped with attractive wood and glass sliding doors and a wall of custom-built-in shelves and cabinetry. The owner's wing serves as a serene retreat, offering peaceful views and a tranquil environment. The luxurious, spa-inspired bath features floating vanities, designer sconces and chandeliers, a freestanding Jacuzzi garden tub with an accent wall, and a glass-enclosed shower that overlooks a private Zen rock garden. The two expansive wardrobe rooms within the owner's suite are outfitted with custom shelves, drawers, and hanging rods, offering ample storage space and a refined, organized feel. Three additional bedrooms each feature en-suite bathrooms, custom walk-in closets and automatic shades. The home also includes a well-appointed utility

room and mudroom. Designed for year-round enjoyment, the expansive covered patio beckons with its inviting fireplace and multiple seating areas for dining, living, and lounging. This outdoor oasis offers endless possibilities, from hosting grand gatherings in picturesque Hill Country setting to enjoying a quiet morning while sipping coffee. The sparkling pool with an adjoining spa, lounging deck, and a soothing water feature creates the perfect space to unwind and enjoy the beauty of the landscape. Come experience the dream of living amidst one of Texas' most beautiful settings.

Built in 2016

Essential Information

MLS® #	1922730
Price	\$4,100,000
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	5,881
Acres	13.38
Year Built	2016
Type	Residential
Sub-Type	Single Family Detached
Style	One Story, Contemporary, Texas Hill Country
Status	New

Community Information

Address	116 Sendero Ridge
Area	2506
Subdivision	CORDILLERA RANCH
City	Boerne
County	Kendall
State	TX
Zip Code	78006

Amenities

Amenities	Controlled Access, Waterfront Access, Park/Playground, Jogging Trails, Sports Court, Bike Trails, BBQ/Grill, Lake/River Park, Guarded Access
Parking	Attached, Side Entry, Oversized
Has Pool	Yes
Pool	In Ground Pool, Adjoining Pool/Spa, Pool is Heated, Fenced Pool, Pools Sweep

Interior

Interior	Two Living Area, Liv/Din Combo, Eat-In Kitchen, Island Kitchen, Breakfast Bar, Walk-In Pantry, Study/Library, Game Room, 1st Floor Lvl/No Steps, High Ceilings, Open Floor Plan, Cable TV Available, High Speed Internet, All Bedrooms Downstairs, Laundry Main Level, Telephone, Walk in Closets, Attic - Access only, Attic - Partially Finished, Attic - Pull Down Stairs
Appliances	Ceiling Fans, Washer Connection, Dryer Connection, Cook Top, Built-In Oven, Self-Cleaning Oven, Microwave Oven, Stove/Range, Gas Cooking, Refrigerator, Disposal, Dishwasher, Ice Maker Connection, Water Softener (owned), Wet Bar, Vent Fan, Smoke Alarm, Security System (Owned), Gas Water Heater, Garage Door Opener, Solid Counter Tops, Double Ovens, Custom Cabinets, Carbon Monoxide Detector, Propane Water Heater, 2+ Water Heater Units, Private Garbage Service
Heating	3+ Units
Cooling	Three+ Central
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Three+, Living Room, Master Bedroom, Gas Logs Included, Gas, Stone/Rock/Brick, Glass/Enclosed Screen, Other
# of Stories	1.0
Stories	1

Exterior

Exterior	Stone/Rock, Wood, Stucco, Masonry/Steel
Exterior Features	Patio Slab, Covered Patio, Gas Grill, Wrought Iron Fence, Partial Sprinkler System, Has Gutters, Special Yard Lighting, Mature Trees, Wire Fence, Ranch Fence
Lot Description	County Vlew, Horses Allowed, 5 - 14 Acres, Ag Exempt, Partially Wooded, Mature Trees (ext feat), Secluded, Level, Xeriscaped
Roof	Metal
Construction	Pre-Owned

Foundation Slab

School Information

District Boerne
Elementary Call District
Middle Call District
High Call District

Additional Information

Date Listed November 13th, 2025
Days on Market 6
HOA Fees 2700.00
HOA Fees Freq. Annually

Listing Details

Listing Agent Patricia Nelson
Listing Office San Antonio Portfolio KW RE

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