

\$2,195,000 - 10090 Ranch Road 1323, Johnson City

MLS® #173927

\$2,195,000

3 Bedroom, 2.50 Bathroom, 2,950 sqft

Residential on 28.50 Acres

None, Johnson City, TX

Discover an exceptional blend of luxury, space, and privacy at 10900 Ranch Road 1323—a newly built custom estate designed for refined Hill Country living. Set on 28.5 pristine acres, this private retreat offers high-end finishes and a thoughtfully designed layout, ideal for both family life and business ventures. Completed in 2024, the 2,950 sqft residence boasts three bedrooms, two and a half baths, an office, and a game room—each thoughtfully crafted. Custom fireplaces, upscale KitchenAid appliances, and a gas cooktop elevate the chef’s kitchen, while large windows frame scenic views of the surrounding landscape. Outside, the fully landscaped and irrigated grounds enhance the home’s appeal, while oversized porches, an outdoor kitchen, and a heated pool and spa create the ultimate setting for relaxation and entertaining. A 1,000-gallon propane tank ensures efficiency, and a three-car garage adds convenience. Beyond the home, the property is designed for versatility and functionality. Approximately 22 high-fenced acres are fully equipped for exotic animals, while two ponds enhance the land’s features. Additional improvements include a 30x100 equipment shed, a 40x60 enclosed shop with a 20x40 overhang, and a 15x30 FFA/4H livestock barn, providing ample space for equipment, hobbies, or business operations. Tucked away for ultimate seclusion yet just 15-minutes from town, this premier Johnson City property offers an



unmatched opportunity to own a newer luxury home with endless possibilities.

Built in 2024

Essential Information

MLS® #	173927
Price	\$2,195,000
Bedrooms	3
Bathrooms	2.50
Full Baths	2
Half Baths	1
Square Footage	2,950
Acres	28.50
Year Built	2024
Type	Residential
Sub-Type	Single Family Residence
Style	Custom
Status	Active
Has Pool	Yes
Pool Description	Gunite, Heated, In Ground

Water Feature/View

View	Hill Country
------	--------------

Community Information

Address	10090 Ranch Road 1323
Subdivision	None
City	Johnson City
County	Blanco
State	TX
Zip Code	78636

Amenities

Amenities	None
Parking	Electric Gate
Garages	3+ Car Attached Garage, 3+ Car Carport, 3+ Car Detached Garage, Garage Door Opener, Side Entry, RV Parking Slab, RV Storage

Interior

Interior Features	Wet Bar, Breakfast Bar, Granite Counters, Pantry, Recessed Lighting, Counters-Solid Srfc, Walk-In Closet(s), No Steps to Entry
Appliances	Dishwasher, Double Oven, Disposal, Microwave, Gas Range, Washer Hookup, Wall Oven
Heating	Central
Cooling	Central Air
Fireplace	Yes
Fireplaces	Two, Masonry
# of Stories	1

Exterior

Exterior Features	Rain Gutters, Hot Tub
Roof	Composition
Construction	Wood Siding, Stone, Stucco
Foundation	Slab

School Information

District	Johnson City
----------	--------------

Additional Information

Date Listed	June 19th, 2025
-------------	-----------------

The information being provided by the Highland Lakes Association of REALTORS, Inc. is exclusively for consumers' personal, non-commercial use, and it may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. The data is deemed reliable but is not guaranteed accurate by the MLS.