

# \$750,000 - Lot 72 Phillip Ranch Road, Boerne

MLS® #1882796S

**\$750,000**

Bedroom, Bathroom,  
Land / Farm on 8.30 Acres

Sabinas Creek Ranch Phase 2, Boerne, TX

Build your country estate and live the lifestyle you've been dreaming about on this 8.303-acre property. Watch your horses graze in the pasture, seed with Hill Country wildflowers, fish in your own pond. With over 500 feet of Sabinas Creek frontage, the serenity of the stream adds to the ambiance and privacy of the property. A dam on the creek forms a small pond for fishing. Tucked away in a gated community and abutting the community park your investment will be secure.

## Essential Information

MLS® #	1882796S
Price	\$750,000
Acres	8.30
Type	Land / Farm
Sub-Type	Residential Lot and Acreage
Status	Active

## Water Feature/View

Is Waterfront Yes

## Community Information

Address	Lot 72 Phillip Ranch Road
Area	2505
Subdivision	Sabinas Creek Ranch Phase 2
City	Boerne
County	Kendall



State	TX
Zip Code	78006

**Amenities**

Amenities	Controlled Access, Lake/River Park, Other, Stream/River, Water Front Access
Utilities	Other, Well Allowed

**Exterior**

Lot Description	Undeveloped
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**School Information**

District	Boerne
Elementary	Curington
Middle	Boerne Middle N
High	Boerne

**Additional Information**

Date Listed	July 10th, 2025
Days on Market	53
Zoning	FV11
Gated Community	Yes