\$1,795,000 - 577 Cattle Creek Rd, Johnson City

MLS® #4698015

\$1,795,000

4 Bedroom, 4.00 Bathroom, 2,722 sqft Residential on 6.82 Acres

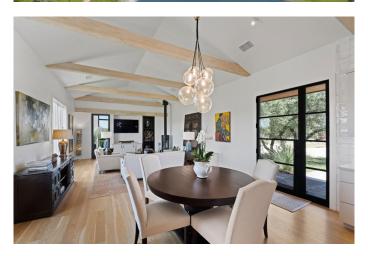
The Preserve At Walnut Spgs, Johnson City, TX

Experience luxury living at the exclusive ag-exempt ranch community, the Preserve at Walnut Springs. This development spans 2,000 acres with 66 lots, 1,500 of those acres are protected, open space. Set in the Texas Hill Country, enjoy the good life with 22 miles of private trails for hiking, biking, and horseback riding.

Perched on a scenic hilltop overlooking a tranquil pond and Towhead Creek, this beautifully crafted 4/bed, 4/bath, contemporary home sits on 6.82 private acres. Designed by renowned architect Tim Brown, and built in 2022, the 2,722-square-foot home blends elegant design with natural materials, including French-country hardwood flooring and elegant lighting. 13'6― cathedral ceilings enclose the main living areas with Marvin doors/windows providing natural light. The wood-beamed ceilings, unique tilework, and a Bari wood-burning stove add warmth and character. The kitchen features Thermador appliances including 1 electric oven, 1 propane oven/stovetop, custom cabinetry, and natural quartzite countertops. There are 3 covered outdoor living and entertaining areas all having stunning views of the Hill Country sunsets. Additionally, there is a detached, AC/heat workshop with outdoor shower that can be used as a tool shop, office, or easily converted to guest quarters. Atop the carport building is a spacious 30' x 30'







storage attic.

Living at the Preserve at Walnut Springs offers access to top-tier amenities including a clubhouse, 2 pools, tennis courts, stocked fishing ponds, a spring-fed swimming hole, hunting access, and an equestrian center with stalls and a covered arena. Residents also benefit from a full-time concierge service, making life here heavenly at a tremendous value. Located eight miles outside of Johnson City, close to Hye and Fredericksburg, and only an hour from both Austin and San Antonio, this property offers the perfect blend of luxury, privacy, and Texas Hill Country charm.

Built in 2022

Essential Information

MLS® # 4698015

Price \$1,795,000

Bedrooms 4

Bathrooms 4.00

Full Baths 4

Square Footage 2,722

Acres 6.82

Year Built 2022

Type Residential

Sub-Type Single Family Residence

Status Active

Water Feature/View

View Hills, Panoramic, Pond

Community Information

Address 577 Cattle Creek Rd

Area BL

Subdivision The Preserve At Walnut Spgs

City Johnson City

County Blanco State TX

Zip Code 78636

Amenities

Amenities Concierge

Utilities Electricity Connected, Water Connected

Features Common Grounds/Area, Clubhouse, Fishing, Gated, Park, Pool, Sport

Court(s), Trails/Paths, Concierge, Equestrian Community, Putting Green,

Stable(s)

Parking Carport

of Garages 2

Interior

Interior Wood

Appliances Gas Range, Ice Maker, Microwave, Oven, Range, Refrigerator, Range

Hood, Stainless Steel Appliance(s)

Heating Central

of Fireplaces

Fireplaces Living Room, Wood Burning

of Stories 1

Stories One

Exterior

Exterior Features See Remarks

Lot Description Gentle Sloping, Landscaped, Native Plants, Private, Views

Roof Metal

Stone, Stucco Construction

Foundation Slab

School Information

District Johnson City ISD Elementary Lyndon B Johnson Middle Lyndon B Johnson

Lyndon B Johnson (Johnson City ISD) High

Additional Information

Date Listed June 10th, 2025

Days on Website 145 Days on Market 104 HOA Fees 606

HOA Fees Freq. Monthly

Gated Community Yes

Property Listed by: Keller Williams RealtyThe information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Based on information from the Austin Board of REALTORS® (alternatively, from ACTRIS) from November 2nd, 2025 at 9:16am CST. Neither the Board nor ACTRIS guarantees or is in any way responsible for its accuracy. The Austin Board of REALTORS®, ACTRIS and their affiliates provide the MLS and all content therein "AS IS" and without any warranty, express or implied. Data maintained by the Board or ACTRIS may not reflect all real estate activity in the market. All information provided is deemed reliable but is not guaranteed and should be independently verified.