

\$799,900 - 180 Wampum Way, Seguin

MLS® #582857

\$799,900

4 Bedroom, 3.00 Bathroom, 3,160 sqft

Residential on 0.94 Acres

TOR Properties II, Seguin, Texas

Set in one of Meadow Lake's most desirable neighborhoods, this nearly 1-acre property brings bold water access, sweeping views, and everyday comfort—all outside the floodplain. With 107 feet of improved shoreline, a private dock with lift, boardwalk, and two jet ski ramps, the waterfront is more than a backdrop—it's your playground. And with dam construction set to start this Fall of 2025, the revival of Meadow Lake is in motion. Until then, enjoy jon boating, kayaking, jet skiing and paddle boarding on the Guadalupe River that winds through. The riverside patio is massive—ready for cookouts, hangouts, or post-lake lounging. Bonus slab? Extra seating or grill station. Once the sun sets, custom yard and tree lighting keep the vibe alive. Inside, vaulted ceilings, a stone fireplace, and wall-to-wall windows set the tone. Laminate floors run throughout—no carpet, no fuss. Built-ins, five walk-in closets, and a large storage closet keep things neat and easy. The kitchen offers custom cabinetry, walk-in pantry, full appliance suite, and a big lake-facing window. A flex room with wet bar, wine rack, and ice maker connections adds even more versatility. Two full primary suites make it easy to host or stretch out. From lake days to lazy nights, this home delivers laid-back living at its finest.

Built in 1979

Essential Information



MLS® #	582857
Price	\$799,900
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	3,160
Acres	0.94
Year Built	1979
Type	Residential
Sub-Type	Single Family
Style	Traditional
Status	Active

Water Feature/View

View	River, Water
Is Waterfront	Yes
Water Body	Meadow Lake, Guadalupe River

Community Information

Address	180 Wampum Way
Subdivision	TOR Properties II
City	Seguin
County	Guadalupe
State	Texas
Zip Code	78155

Amenities

Utilities	Electricity Available, Phone Available, Trash Collection Public, Water Available
Features	None
Parking	Attached, Circular Driveway, Garage, Garage Faces Side
# of Garages	2
Garages	Garage Door Opener

Interior

Interior	Laminate
Appliances	Dishwasher, Disposal, Electric Range, Electric Water Heater, Microwave, Range
Heating	Electric

Cooling	Central Air, Electric, OneUnit
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room, Stone, Wood Burning
# of Stories	1
Stories	One

Exterior

Exterior Features	Covered Patio, Dock, Lighting, Patio, Porch, Rain Gutters, Storage
Lot Description	107 X 404
Windows	Double Pane Windows
Roof	Composition, Shingle
Construction	Masonry, Stone Veneer
Foundation	Slab

School Information

District	Seguin ISD
Elementary	Jefferson Elementary
Middle	Jim Barnes Middle School
High	Seguin High School

Additional Information

Date Listed	June 13th, 2025
Days on Website	90
Days on Market	67

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