# \$629,000 - 110 Erskine Ferry Road, Seguin

MLS® #587050

# \$629,000

4 Bedroom, 3.00 Bathroom, 3,022 sqft Residential on 0.39 Acres

Erskine Ferry, Seguin, Texas

Welcome to 110 Erskine Ferry a charming and spacious hill country-style home with over 60 feet of waterfront on the Guadalupe River. With more than 3,000 sq ft of living space on over 1/3 acre, this lakefront gem is ideal as a full-time residence, weekend getaway, or income-producing short-term rental. Step inside to be greeted by a voluminous layout designed for comfort and entertaining. The living room boasts stunning lake views, soaring ceilings, and wood-accent walls that add warmth and character throughout. The kitchen is a chef's dream, featuring an oversized island, ample countertop space, abundant storage, a double oven electric range, perfect for hosting gatherings of any size. Upstairs you'II find four generously sized bedrooms and two full baths. The master suite is a peaceful retreat with large windows overlooking the water, high ceilings, an en-suite bath, and a walk-in closet with a custom built-in system and sliding barn door. A Jack-and-Jill bath provides a space-saving and practical layout for the secondary bedrooms. Enjoy Texas sunsets from the expansive 35x17 ft covered back deck, surrounded by mature trees providing afternoon shade. Cool off in the above-ground pool with surrounding deck, or gather with friends around the outdoor fire pit and seating area. The home also includes an updated powder room, laundry nook on the main level, and an attached garage. Partially furnished and ready to go, this property is the perfect blend of style,







function, and relaxationâ€"whether you're looking for a serene lakefront lifestyle or a profitable STR investment.

#### Built in 1982

## **Essential Information**

MLS® # 587050 Price \$629,000

Bedrooms 4

Bathrooms 3.00
Full Baths 2
Half Baths 1

Square Footage 3,022 Acres 0.39 Year Built 1982

Type Residential
Sub-Type Single Family
Style Hill Country

Status Active

### Water Feature/View

View River, Water

Is Waterfront Yes

Water Body Lake Placid, Guadalupe River

# **Community Information**

Address 110 Erskine Ferry Road

Subdivision Erskine Ferry

City Seguin

County Guadalupe

State Texas Zip Code 78155

### **Amenities**

Utilities Electricity Available, Cable Available, High Speed Internet Available,

Trash Collection Private

Features None

Parking Spaces 1

# of Garages 1

### Interior

Interior Carpet, Laminate, Tile

Appliances Dishwasher, Disposal, Refrigerator, Double Oven, Electric Range,

Multiple Water Heaters, Plumbed For Ice Maker, Range, Some Electric

**Appliances** 

Heating Central, Electric, Multiple Heating Units

Cooling Central Air, Electric, TwoUnits

Fireplaces None

# of Stories 2

Stories Two

#### **Exterior**

Exterior Features Covered Patio, Boat Lift, Dock, Porch

Windows Double Pane Windows, Window Treatments

Roof Composition, Shingle Construction Masonry, Wood Siding

Foundation Pillar/Post/Pier

#### **School Information**

District Seguin ISD

## **Additional Information**

Date Listed July 18th, 2025

Days on Website 107
Days on Market 101

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