

# \$2,195,000 - 10900 Ranch Road 1323, Johnson City

MLS® #9965884

**\$2,195,000**

3 Bedroom, 3.00 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.&#160;

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® #	9965884
Price	\$2,195,000
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,950
Acres	28.50
Year Built	2024
Type	Residential
Sub-Type	Single Family Residence
Status	Active
Has Pool	Yes

**Water Feature/View**

View	Hills
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**Community Information**

Address	10900 Ranch Road 1323
Area	BL
Subdivision	None
City	Johnson City
County	Blanco
State	TX
Zip Code	78636

**Amenities**

Utilities	Electricity Connected, Sewer Connected, Water Connected
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Features	None
Parking	Driveway, Garage, Gravel
# of Garages	3

### Interior

Interior	Tile, Vinyl
Appliances	Dishwasher, Disposal, Microwave, Range Hood, Built-In Gas Range, Double Oven
Heating	Central
# of Fireplaces	2
Fireplaces	Living Room, Gas, Primary Bedroom, Wood Burning
# of Stories	1
Stories	One

### Exterior

Exterior Features	Gas Grill, Lighting
Lot Description	Level, Moderate Trees, Agricultural, Private
Roof	Composition
Construction	Stone, Stucco
Foundation	Slab

### School Information

District	Johnson City ISD
Elementary	Lyndon B Johnson
Middle	Lyndon B Johnson
High	Lyndon B Johnson (Johnson City ISD)

### Additional Information

Date Listed	May 13th, 2025
Days on Website	152
Days on Market	124

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