

# \$1,199,900 - 1113 E Zlpp Rd., New Braunfels

MLS® #0001113

**\$1,199,900**

4 Bedroom, 2 Bathroom, 1,880 sqft

Residential on 0.46 Acres

N/A, New Braunfels, Texas

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<h1>Video Tour</h1>

<p class="video"><iframe title="YouTube video player"

src="https://www.youtube.com/embed/nW\_0\_7-GR6o" width="560" height="315"

frameborder="0"

allowfullscreen="allowfullscreen"></iframe></p>

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<p><span>Lake days are back, and this is how you make them count. With over 120 feet +/- &nbsp;of prime Lake Dunlap frontage, a fishing dock, steps straight into the water, and big open views stretching across one of the widest points of the lake&mdash;this place wasn't just built for living, it was built for <em>doing</em>. Swimming. Kayaking. Morning coffee with a side of sunrise. Sunset hangs with a cold drink in hand. It's all right here, waiting. </span><span>Set on nearly half an acre, the property is wrapped in mature trees and lush landscaping that brings privacy and character without sacrificing views. A circular drive makes guest parking a breeze, and the oversized covered patio brings the party outdoors&mdash;with ceiling fans, lake breezes, and storage closets big enough to tuck away every lake toy you own.</span><span> </span><span>Inside, the vibe is just as strong. Vaulted ceilings and massive windows flood the living room with natural light and frame the lake like a moving painting. A wood-burning brick fireplace sets



the tone for cozy evenings in, while the open-concept kitchen and dining space keep everyone connected. Whether you're hosting a crowd or just your crew, it all flows effortlessly.

The owner's suite? It's a front-row seat to lake life with private patio access, incredible views, and an en suite that blends comfort and convenience. And the guest bedrooms don't skimp—spacious closets, ceiling fans, and yes, more lake views.

No city taxes. Short-term rental friendly. Just minutes to the best of New Braunfels. If you're looking for a waterfront home that actually *feels* like lake living—laid back, wide open, and ready for action—this one delivers. Big time.

Built in 2000

Essential Information

MLS® #	0001113
Price	\$1,199,900
Bedrooms	4
Bathrooms	2
Square Footage	1880
Acres	0.46
Year Built	2000
Type	Residential
Status	New

Community Information

Address	1113 E Zlpp Rd.
Subdivision	N/A
City	New Braunfels
State	Texas
Zip Code	78130

Amenities

Features	Dishwasher, Fireplace, Living Room, Lakefront, Riverfront, Waterfront
# of Garages	2
Waterfront Type	Lake Dunlap
Waterfront Footage	120 +/-
Water Feature/View	Lake Dunlap
Lake Description	Lake Dunlap

### **Interior**

Stories	1
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### **Exterior**

Lot Description	Lake Dunlap
Lot Size	0.46

### **School Information**

District	NBISD
Elementary	Klein Road Elementary
Middle	New Braunfels Middle School
High	New Braunfels High School

### **Additional Information**

Short Term Rental Allowed	yes
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