

Agent Report



Addr: 31236 Deerfield Terrace **MLS #:** 1683827
Status: New **Class:** LA
Area: 2601 **Grid:** 417E4 **List Price:** \$225,000
Int.St./Dir: 281 N from San Antonio, L at 1863, R onto Bulverde Hills Dr, L onto Deerfield Terrace. Corner of Deerfield Terrace and Wildridge Terrace
Subdivision: BULVERDE HILLS (Common) / BULVERDE HILLS 2(Legal)
City: Bulverde **Zip:** 78163 **Type:** LTACR
County: Comal **CAN#:** 110140026000 **AdSf:**
Block: 6 **Lot:** 1
Legal: BULVERDE HILLS 2, BLOCK 6, LOT 1,
Lot Size: 1.8 **Lot Dimensions:**
Sch: Comal **Sale/Rent:** For Sale
Elem: Rahe Bulverde Elementary **Mo Lease:**
Middle: Spring Branch **Currently Leased:**
High: Smithson **Lease Expiration:**
 Valley

Lot Description	Utility Suppliers	Assessments	Mand/Mult HOA: None/N
Front Feet: 200	Gas:	HOA Name:	
Depth Feet: 338	Electric:	HOA Fee / Freq / Trans Fee:	//
Total Acres:	Garbage:		
Price/Acre:	Water: CLWSC		
Well Depth:	Sewer:		
	Other:		

Base Taxes

County: \$409.34	Taxed by Mltpl Counties: No	Zoning: RESIDENTIAL
City: \$280.90		
School: \$2,096.21	Financials	Preferred Title Co.: Alamo Title
Other: \$327.89		
Total: \$3,114.34		

Owner: REYES LUIS	Owner LREA/LREB: No	SC/\$: 0
List Agent: Kelly Armke	647942 (210) 383-3211	BC/\$: 3%
List Office: Larry Hull & Associates	HULL00 (210) 414-2497	Bonus:
Ph to Show: 210-222-2227	Lockbox	
	Type: None	Contact: ShowingTime

📄 Down Payment Resource

AgentRmrks: Please verify all information. CAD does not have address updated. Please reference legal description...Bulverde Hills 2, Block 6, Lot 1

Remarks: Now is your chance to own right under 2 acres in the desirable Bulverde Hills. Close to shops and restaurants. Minutes from San Antonio. Own your own piece of the Hill Country and build your dream home.

Description: Undeveloped, Wooded	Terrain: Level, Rocky
Utility Avail: Water System, Electric, Cable TV	Trees: Many, Mature, Hardwood
Utility On Site: None	Docs Avail: None
Site/Area Ft: None	Green Features:
Improvements: City Street	
Miscellaneous: Not Applicable	
Septic: Required	
Location: Corner, In Subdivision, Level	
Frontage: City Street	
Restrictions: No Mobile Homes, Cannot be Subdivided, Use Restrictions	

Contingent Info:	DOM/CDOM: 6 / 6	Sold Price:
Contract Date:	Sale Trms:	SQFT/Acre:
Closing Date:	Sell Concess: -	Price per SQFT:
Sell Ofc:	Selling Agent:	Source SQFT Acre:

All measurements, taxes, age, financial & school data are approximate and provided by other sources. Buyer should independently verify same before relying thereon.***Copyright 2023 by SAN ANTONIO BOARD OF REALTORS***