

For Sale on Market

\$1,089,000

Call (830) 928-1919 Today!

SINGLE FAMILY, 3 BEDS, 2 FULL BATH(S)

Own a rare piece of Fredericksburg history, located just one block from Main Street in the heart of the Historic District. Built in 1850 and thoughtfully restored, this 3-bedroom, 2-bath home with authentic German heritage architecture with modern updates and proven income potential. Currently operating as a successful turnkey short-term rental, the property conveys fully furnished with a strong calendar of future bookings, offering immediate income from day one. Desirable R-2 zoning provides flexibility for continued STR use, a private Hill Country retreat, or a long-term investment strategy. Inside, inviting open-concept living spaces highlight a perfect balance of historic charm and contemporary finishes. The updated kitchen flows effortlessly into a spacious dining area ideal for entertaining, while the cozy living room offers a relaxing escape after enjoying Fredericksburg's shops, restaurants, and wineries. Outdoor living is equally compelling. A deep front porch invites morning coffee or evening unwinding, while the private hot tub and fire pit create a highly sought-after guest experience that drives strong rental appeal. Recent improvements include fresh exterior paint, updated landscaping, and enhanced outdoor lighting for added ambiance and curb appeal. Located in the heart of Texas Wine Country with unmatched walkability to Main Street, this property offers a unique combination of historic character, prime location, and immediate income potential. It is ideal for investors, 1031

GENERAL DESCRIPTION

Subdivision: Fbg Addition

Property Type: Single Family

Bedrooms: 3

Baths: 2 Full

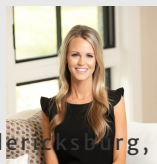
Stories: 1

Style: Historical

Building Sqft: 1,781 /

Lotsize: 9,757

MLS# / Area: CHCBORTX-104041



Get in touch
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Visit <https://www.har.com/CHCBORTX-104041> for more information



Portfolio Real Estate - KW