



Hidden Hills Ranch

73 - 136 Acres – Kerr County

This gorgeous ranch is located within Hidden Hills Ranches, a gated ranch community just down the road from the historic Camp Verde. Known for the place where the US Army set up their “camel experiment” in the 1850’s as a way to explore the west.

This ranch boast of a beautiful 4 bed 4.5 bath hilltop home offering 360 degree views. The house brags of chiseled edge travertine tile, and hickory floors. There are 10’ to 14’ ceilings throughout the house, with 19’ ceilings in the master bath. It has a lot of storage with huge walk-in closets, butler's pantry, two laundry rooms, and surround sound inside and out. The huge kitchen has knotty alder cabinets, granite counter tops, and KitchenAid appliances, including an 8 burner stove, double oven, refrigerator, ice maker, and trash compactor. The two living areas, full bar, and huge back porch make it a great place to entertain. The large covered back porch offers an amazing SE view of the valley below, and is a great place to relax. The house has a three car garage, tank-less water heater, & 4-zone heating and AC. The land has a rolling terrain that is horse friendly. It is covered in nice hardwoods, native grasses, and is a great place to wonder around on.

In-between Kerrville and Bandera and less than an hour to San Antonio.

House: 6,239+/- Sq Ft 4 Bedrooms 4.5 Bathrooms

- Kitchen with knotty alder cabinets, granite counter tops, and KitchenAid appliances, including an 8 burner stove, double oven, refrigerator, ice maker, and trash compactor.
- Two laundry rooms. One large laundry room with sink and utility closet, along with another laundry room located in one of the master closets for convenience.
- Master suite opens onto the back porch. Master suite offers two huge walk-in closets, dual vanities, large tub, granite counters, and huge walk-in shower with 19’ ceiling.
- The den has a cool full granite bar with sink and refrigerator.
- Beautiful formal dining with large spiral concrete columns.
- Butler’s pantry with sink, is the perfect coffee bar.
- Rock fire place in living room with gas starter.
- Solid wood doors throughout.
- Wood, chiseled edge travertine tile and carpet floors.
- Cozy breakfast area off of the kitchen.
- Nice formal office.

- Tankless water heater.
- Surround sound inside and out.
- Four zone heating and A/C.
- A lot of storage space.

Guest Apartment

- Located above the garage with access from the main body of the house.
- Full living area with kitchenette.
- Full bathroom.
- Large bedroom with big walk-in closet.

House Exterior

- Large covered back porch with tremendous views.
- Stucco and rock exterior with tile roof.
- Beautiful glass and iron front door.
- Nicely landscaped with a lot of trees, a lush yard, and easily maintainable flower beds.
- Irrigation system.
- Oversized three car garage.
- Circle driveway.

Land

- Rolling terrain covered in large hardwoods, native grass and just enough native brush to provide good habitat for the wildlife.
- Large hill with views of Kerrville, Camp Verde and the surrounding hills.
- The land around the house is fenced with an electric gate for access to the house.
- Horse friendly.

Wells

- One water well.