

13 JOE KLAR

BOERNE, TX 78006

10.01+/- ACRES
FOR INVESTMENT

EQUESTRIAN TRAINING
& BOARDING FACILITY

100 FT X 200 FT
COVERED ARENA

COMMERCIAL INVESTMENT



SCAN ME



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PROPERTY DETAILS

13 JOE KLAR

DESCRIPTION

Own your own dedicated Hunter/Jumper training and boarding facility featuring a 100 foot x 200 foot covered arena, 10 stall barn with attached office and tack room all within 10 minutes of downtown Boerne and convenient to Fair Oaks Ranch, Cordillera Ranch, and Esperanza.

This high end facility features a barn/arena cover built by Monstar Construction and arena built by SC Bell Construction using TrueTex products including equibase perforated mats and fiber filled sand.

Boarding, training capacity. 10 stalls for 10 boarders. Additional turnout in paddock for additional boarders.

Wash stations, irrigation systems, supplemental water storage, Managers cabin chip seal road and parking lot and power controlled gate access off of Joe Klar Road.

With room to build your dream home and space for additional paddocks/arenas on the property, you can create your own multi-discipline equestrian destination in one of the fastest growing areas of Kendall County.

13 JOE KLAR,
BOERNE, TX
78006

ADDRESS

10.01 ACRES

SIZE

10 STALL BARN,
COVERED ARENA,
WASH STATIONS

KEY
FEATURES

EQUESTRIAN
CENTER &
BOARDING
FACILITY

POTENTIAL
USE



VISUAL ELEMENTS



[illegible]

An aerial photograph of a property in Texas, outlined in red. The property includes a large, light-colored building with a flat roof, surrounded by dense green trees and a dirt road. To the right of the building is a large, open, brownish field. In the background, a residential area with houses and more trees is visible under a blue sky with light clouds. An inset map of Texas is shown in the top right corner, with a red dot indicating the location of the property in the central part of the state.

DETAILS

MARKETING FACTORS + RESEARCH

COMMERCIAL

PROPERTY
SUBTYPE

10.01

ACRES

100FT X 200FT

COVERED ARENA
SIZE



16,906

POPULATION

37.1

MEDIAN
AGE

KENDALL

COUNTY

BOERNE, TX

Boerne mixes its historic past and small-town ambiance for those seeking an area where natural beauty abounds and quality of life is valued. Once called the key to the hills, Boerne has become a major tourist destination.

Situated along Interstate 10 about 25 miles northwest of San Antonio, the city's popularity is based on the establishment of many quaint shops offering antique and eclectic shopping in the historic downtown section.

Its proximity to the amenities and conveniences of the seventh-largest city in the nation make Boerne a wonderful place to live, work and play.



LAND | RANCH | RESIDENTIAL | INVESTMENT
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