

\$475,000 - 269 Salle Avenue, Buda

MLS® #2677096

\$475,000

4 Bedroom, 3.00 Bathroom, 2,622 sqft

Residential on 0.18 Acres

Cullen Country Sec 2, Buda, TX

Escape to the tranquility of Cullen Country in Buda, TX and discover a home where spacious living meets natural beauty at 269 Salle Ave. This meticulously maintained, single-owner home immediately captivates with the home's charming elevation, a popular design featuring shake siding that creates a truly inviting first impression. This isn't just a house; it's a lifestyle, nestled amongst serene mature oak trees, with homes thoughtfully spaced for more privacy. Imagine leisurely strolls along the beautiful trails of Cullen Country Park, a 14.8-acre greenbelt just steps away, featuring winding, shaded paths, picnic areas, a playground, and a neighborhood pond for fishing. Step inside this generous 2,622 SF home thoughtfully designed for comfort and flexibility. Downstairs, find four versatile bedrooms (or three plus a dedicated office), three full bathrooms, two large living areas, and two distinct dining areas. The oversized living room, anchored by a gorgeous limestone fireplace, flows seamlessly into an expansive kitchen with an inviting island and abundant cabinetry & granite countertops. The primary ensuite is a true retreat with beautiful vinyl wood floors, a luxurious bathroom featuring a walk-in shower and soaking tub. French double doors from the primary suite open directly to the patio. Upstairs, a huge loft area with a full bathroom and walk-in closet offers endless possibilities: a fifth bedroom, guest suite, media room, or play area. Outside, the



large covered patio extends your living space, perfect for al fresco dining amidst mature trees. A convenient storage shed completes this idyllic backyard. With brand new carpet and fresh paint throughout, this home is truly turnkey and move-in ready. Cullen Country offers the best of both worlds: Buda's charm is minutes away, and easy access to Highway 45 means Austin's offerings are a short drive. Experience the serene lifestyle awaiting you.

Built in 2007

Essential Information

| | |
|----------------|-------------------------|
| MLS® # | 2677096 |
| Price | \$475,000 |
| Bedrooms | 4 |
| Bathrooms | 3.00 |
| Full Baths | 3 |
| Square Footage | 2,622 |
| Acres | 0.18 |
| Year Built | 2007 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Status | Active |

Community Information

| | |
|-------------|----------------------|
| Address | 269 Salle Avenue |
| Area | HH |
| Subdivision | Cullen Country Sec 2 |
| City | Buda |
| County | Hays |
| State | TX |
| Zip Code | 78610 |

Amenities

| | |
|-----------|--|
| Utilities | Electricity Available, Electricity Connected, Sewer Available, Sewer Connected, Water Available, Water Connected |
| Features | Common Grounds/Area, Trails/Paths |
| Parking | Attached, Garage Faces Front |

| | |
|---------------|------|
| Garage Spaces | 2 |
| Waterfront | None |

Interior

| | |
|-----------------|---|
| Interior | Carpet, Tile, Vinyl |
| Appliances | Dishwasher, Disposal, Microwave, Oven, Refrigerator, Vented Exhaust Fan |
| Heating | Central, Electric |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Family Room |
| # of Stories | 1 |
| Stories | One |

Exterior

| | |
|-------------------|--|
| Exterior Features | Private Yard, Rain Gutters |
| Lot Description | Back Yard, Moderate Trees, Many Trees, Trees Medium Size, Trees Small Size |
| Roof | Composition |
| Construction | HardiPlank Type, Masonry |
| Foundation | Slab |

School Information

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|------------|---------------------|
| District | Hays CISD |
| Elementary | Elm Grove |
| Middle | Eric Dahlstrom |
| High | Johnson High School |

Additional Information

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|----------------|-----------------|
| Date Listed | June 27th, 2025 |
| Days on Market | 109 |

Listing Details

| | |
|----------------|-----------------------|
| Listing Office | Compass RE Texas, LLC |
|----------------|-----------------------|

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