



# Esperanza

## Esperanza 60' Homesites

From the \$510's

**Phone:** (210)501-0209

105 Palisades

Boerne, TX 78006

## Sales Office Hours

Mon - Thu & Sat: 10am - 6pm

Fri & Sun: 12pm - 6pm

## Driving Directions

### From TX-1604 Loop W:

Exit onto I-10 W/US-87 N Towards El Paso,

Travel North on I-10 W,

Exit 540 for TX-46,

Turn Right onto Christus Pkwy,

Turn Right onto S Main St,

Turn Left onto Herff Rd,

Turn Right onto TX-46 E/River Rd,

Turn Left onto Esperanza Blvd,

Turn Left onto Palisades,

Model home is the third home on the right.

### From TX-46 W & US-281 N:

Travel West on TX-46 W,

Turn Right onto Esperanza Blvd,

Turn Left onto Palisades,

Model home is the third home on the right.

## Tax Information

Estimated Tax Rate: \$2.52 per \$100 of appraised valuation

## Home Owners Association

Goodwin Management Inc. Estimated HOA Dues: \$700 per year

## Schools

Boerne ISD

- Dr. Ferdinand L. Herff Elementary School (Onsite) (Elementary School)



## Community Details

Voted the Best Upscale Development by the San Antonio Business Journal, Esperanza strives to set a new standard for planned communities in the region.

Community architecture reflects Texas Hill Country style with 1850's mission style accents and complements 1,700 acres of rolling hills, which are accentuated with beautiful, century-old oak trees. An 11-acre private amenity and recreation area provides residents with a place to relax, get active and build community bonds.

The community is zoned for schools in the acclaimed Boerne ISD, including onsite Dr. Ferdinand L. Herff Elementary School and nearby Boerne High School, which was recognized as one of the best high schools in the San Antonio area by U.S. News and World Report.

Located just 20 miles from the entertainment, dining and employment options of downtown San Antonio, Esperanza is the ideal community to build your new Coventry Home.

## Amenities

- The Club at Esperanza is an 11-acre private recreational complex for the exclusive use of Esperanza homeowners-members.
- The community features a resort-style pool, kid's pool, lazy river & splash pad, multi-use event space, dog park, volleyball court and 24-hour fitness center.
- Onsite elementary school falling in the highly acclaimed Boerne ISD.
- Discover the wide-open Hill Country right outside your door with 20 miles of hike and bike trails that will meander through Esperanza's gorgeous open space.
- Esperanza is located just minutes from historical downtown Boerne, filled with historic buildings, eclectic shops, notable restaurants, and small businesses.
- Esperanza is nestled in the breathtaking Hill Country town of Boerne, Texas - ranked as one of the best small towns to live in Texas.
- Boerne is only 20 miles from San Antonio, one of the fastest growing cities in Texas, but yet it has maintained its genuine character and charm.

## Available Homes

Listed below are homes for sale in the community that are already under construction or ready for immediate move-in.

### Disclaimers, Terms and Conditions of Use.

Plans, specifications, community amenities, standard features, availability and prices are subject to change without notice. Calculations for square footage of these plans were made from exterior dimensions less attached garage if appropriate. A/C square footage is the same area less thickness of exterior walls of the same area. Square footage calculations are made based on plan dimensions only and may vary from finished square footage of the home built. The accuracy of property tax rates, homeowners' association fees, and school district information displayed on this web site is not guaranteed by MHI or any affiliated companies. This information has been provided by third parties and is subject to change without notice. It is recommended that you ascertain the correct property tax rates, homeowners' association fees, and school district information from the appropriate authorities before you make decision to purchase. © 2006 - 2024 Coventry Homes, All Rights Reserved. 4/25/2024

- Boerne Middle School North (Middle School)
- Boerne High School (High School)

Address/Plan	~Sq.ft.	Strs	Bdrms	Mst	Bth	Grg	Price	Stage
107 Matador 2496 B / Boulder	2495	1.0	4	D	3/0	2.0	\$599,063	Estimated Completion Mar 2023
109 Matador 2496 C / Boulder	2436	1.0	3	D	2/1	2.0	\$594,990	Estimated Completion Feb 2023
112 Matador 2583 E / Laguna	2556	1.0	4	D	3/0	3.0	\$627,342	Estimated Completion Feb 2023
114 Matador 2539 C / Calvert	2867	1.0	4	D	3/1	3.0	\$644,979	Estimated Completion Mar 2023
136 Maravillas 2539 E / Calvert	2455	1.0	4	D	3/0	3.0	\$602,974	Estimated Completion Apr 2023
130 Maravillas 2539 C / Calvert	2515	1.0	4	D	3/0	3.0	\$621,523	Estimated Completion Apr 2023
104 Matador 2465 C / Bryan	2468	1.0	4	D	3/0	3.0	\$599,990	Estimated Completion Mar 2023
128 Maravillas 2837 C / Hideaway	2843	1.0	4	D	4/0	3.0	\$665,610	Estimated Completion Feb 2023

## Community Plans

These are the floor plans that we build in this community.

## Executive Series

Plan	~Sq.ft.	Strs	Bdrms	Mst	Bth	Grg	Price
2108 / Asherton	2041	1.0	3	D	2/0	2.5	\$514,990
2330 / Scotland	2296	1.0	4	D	2/1	2.0	\$540,990
2539 / Calvert	2470	1.0	4	D	3/0	3.0	\$562,990
2718 / Groveton	2665	1.0	4	D	3/0	3.0	\$598,990
2837 / Hideaway	2793	1.0	4	D	4/0	3.0	\$602,990
3377 / Logan II	3376	2.0	5	D	4/0	3.0	\$641,990