



2401 CR 305
Round Mountain, TX 78663
830-637-0030

Trinity Oaks Preserve at Round Mountain **An environmentally innovative community**

- Location: U. S. Hwy 281 in Round Mountain, 15 miles north of Johnson City and 10 miles south of Marble Falls in Blanco County
- Twenty nine homesites ranging from 3 to 3.66 acres, with level building sites, rich soil, and abundant tree cover, Native grasses and wildflowers. Two secured entrances with remote access, Designated Dark Sky Community
- Amenities: Luxury gated entrance on Hwy 281 with privacy wall, Secondary gated entrance on Old Marble Falls Road
- BBQ Pavilion with Restroom
- Community Organic Garden
- Natural playground with treehouses
- Wildflower seeding program
- Taxes: 1.64%
- HOA dues: \$450 per homesite
- School District: Johnson City ISD
- Utilities: All underground
 - Pedernales Electric Co-op
 - Community water system
 - Septic Systems
 - Spectrum High Speed Internet, Cable, and Phone

Building Requirements: Minimum square footage is 2,000 square feet
Home exterior must be 50% masonry (stucco is included)
Metal or tile roofs
Native landscaping, rainwater harvesting encouraged
Plans, elevations, and fencing approved through third party ARC
Full restrictions available upon request

