

# CENTURY 21

Judge Fite Company



## 107-109 SCUDDER LANE

WIMBERLEY, TX 78676



\$2,190,000



2,250 sqft



beds



baths

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## DESCRIPTION

Turnkey waterfront investment with four fully remodeled cottages on Cypress Creek—each with a private hot tub, deck, and full kitchen. All units are operated as highly successful short-term vacation rentals, delivering an average ~7% cap rate and \$131,610 average NOI (CPA-verified, 5-year average). Sale includes all land, improvements, FF&E, business infrastructure, and major recent upgrades. No city or ETJ restrictions, hotel taxes, or big box competition—Wimberley is a prime destination for year-round leisure guests. Flexible management: self-operate, outsource, or lease. High repeat guest rate, robust direct booking model (90% direct bookings, 10% OTAs), and marketing assets available.

**PROPERTY TYPE:** Multifamily - Quadruplex  
**MLS STATUS:** Active  
**MLS:** 2985681  
**YEAR BUILT:** 1989  
**COUNTY:** Hays  
**TRACT OR SUBDIVIION:** Cypress Creek North  
**LIST DATE:** 10/02/2025

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**800.451.8055**

**AREA:** HW  
**SQUARE FEET:** 2,250  
**TOTAL BEDS:**  
**FULL BATHS:**  
**HALF BATHS:**  
**ACRES:** 1.14  
**LOT SIZE (SQFT):** 49,876

## INTERIOR FEATURES

### KITCHEN:

- None

### FLOOR COVERINGS:

- CarpetFree
- Tile
- Wood

### APPLIANCES:

- Cooktop
- Dishwasher
- Microwave
- Refrigerator
- SeeRemarks

## EXTERIOR FEATURES

### PARKING:

- OffStreet
- ParkingLot

### LOT DESCRIPTION:

- Landscaped
- Level
- ModerateTrees

### ROOF TYPE:

- Composition
- Metal

### YARD/GROUNDS:

- Barbecue
- SeeRemarks

### SIDING:

- Frame
- Masonry
- WoodSiding

### POOL TYPE:

- None

### FOUNDATION:

- PillarPostPier

### FENCING:

- None

## UTILITIES

### HEATING/COOLING:

- Central
- Electric

### UTILITIES:

- CableAvailable
- ElectricityConnected
- HighSpeedInternetAvailable
- SeeRemarks
- WaterConnected

## ADDITIONAL PROPERTY DETAILS

### AMENITIES:

- CeilingFans
- HighSpeedInternet

### COMMUNITY:

- Barbecue
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**LISTED BY:** Jared English

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**BROKERED BY:** Congress Realty, Inc.