

# CENTURY 21

Judge Fite Company



## 1102 RIVER RANCH LANE

WEATHERFORD, TX 76087



\$2,750,000



4,568 sqft



4 beds



5 baths

## DESCRIPTION

Introducing River Ranch on the Brazos – the DFW area’s premier master-planned, gated waterfront community! Nestled along one of the most beautiful, untouched bends of the Brazos River, this exclusive enclave features just 54 estate-sized homesites, each over an acre, designed for luxury, privacy, and lasting memories. Now proudly featuring a custom home by Four Light Custom Homes, currently under construction! This exceptional residence has 9,247 under roof square footage and is nestled on 2 acres is thoughtfully designed with every detail in mind, showcasing a private elevator, split-bedroom layout, grand living spaces, a chef’s kitchen, private study, expansive four-car garage, and all the high-end extras you’ve been dreaming of. This modern estate will be next level, offering sought-after floor plans, incredible craftsmanship, and a spacious balcony perfectly positioned to capture the breathtaking views that define River Ranch living. Enjoy private boat slips, panoramic waterfront scenery, and a secure, gated environment where architectural excellence blends seamlessly with a relaxed, family-friendly atmosphere. Choose from stunning luxury estates already underway or handpick your favorite lot and let our team craft your dream retreat from the ground up. River Ranch is more than a community, it’s a lifestyle. Endless summer days on the water, mornings fishing with family, and evenings gathered by the fire under wide-open Texas skies. From the first boat ride of the season to the quiet moments soaking in the sunset, the memories made here will last for generations. Phase I is already vertical, and momentum is building fast, now is the time to secure your spot and take advantage of early-mover incentives. With only a handful of opportunities like this remaining in the DFW area, River Ranch on the Brazos truly is the last of its kind.

**PROPERTY TYPE:** Residential - Single Family Residence  
**MLS STATUS:** Active  
**MLS:** 21223797  
**YEAR BUILT:** 2026  
**COUNTY:** Parker  
**TRACT OR SUBDIVIION:** River Ranch on the Brazos  
**LIST DATE:** 04/07/2026

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**800.451.8055**

**AREA:**  
**SQUARE FEET:** 4,568  
**TOTAL BEDS:** 4  
**FULL BATHS:** 3  
**HALF BATHS:** 2  
**ACRES:** 2  
**LOT SIZE (SQFT):** 87,207

## INTERIOR FEATURES

### FIREPLACE:

- Decorative
- Gas
- GasLog
- GasStarter
- LivingRoom

### FLOOR COVERINGS:

- Hardwood
- Tile
- Wood

### APPLIANCES:

- SomeGasAppliances
- BuiltInGasRange
- BuiltInRefrigerator
- ConvectionOven
- DoubleOven
- Dishwasher
- GasCooktop
- Disposal
- GasOven
- GasRange
- Microwave
- PlumbedForGas
- Range
- Refrigerator
- SomeCommercialGrade
- VentedExhaustFan
- WineCooler

### VIRTUAL TOUR:

- [View virtual tour](#)

## EXTERIOR FEATURES

### STYLE:

- ContemporaryModern
- Traditional
- Detached

### PARKING:

- AdditionalParking
- Concrete
- Covered
- DoorMulti
- DirectAccess
- DoorSingle
- Driveway
- Enclosed
- GarageFacesFront
- Garage
- GarageDoorOpener
- InsideEntrance
- KitchenLevel
- Lighted
- Oversized
- Storage

### LOT DESCRIPTION:

- Acreage
- BackYard
- Greenbelt
- InteriorLot
- IrregularLot
- Lawn
- Landscaped
- Subdivision
- FewTrees

### ROOF TYPE:

- Metal

### YARD/GROUNDS:

- Balcony
- Lighting
- OutdoorGrill
- OutdoorKitchen
- OutdoorLivingArea
- PrivateYard
- RainGutters

### SIDING:

- Rock
- Stone
- WoodSiding

### POOL TYPE:

- None
- Community

### FOUNDATION:

- PillarPostPier

### FENCING:

- None

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## UTILITIES

### HEATING/COOLING:

- Central
- Fireplaces
- NaturalGas

### UTILITIES:

- ElectricityAvailable
  - SepticAvailable
  - WaterAvailable
  - CableAvailable
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## ADDITIONAL PROPERTY DETAILS

### AMENITIES:

- BuiltInFeatures
- Chandelier
- DecorativeDesignerLightingFixtures
- DoubleVanity
- EatInKitchen
- Elevator
- GraniteCounters
- HighSpeedInternet
- KitchenIsland
- MultipleStaircases
- OpenFloorplan
- Pantry
- SmartHome
- CableTv
- VaultedCeilings
- NaturalWoodwork
- WalkInClosets
- WiredForSound

### SECURITY FEATURES:

- SecuritySystem
- SmokeDetectors
- SecurityLights

### COMMUNITY:

- Fishing
  - Lake
  - Park
  - Pickleball
  - Pool
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**LISTED BY:** Michael Hershenberg 

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**BROKERED BY:** Real Broker, LLC