

# The GAS Community of the 1103 Corridor



**S**ituated along 1103 just one mile off the I-35 corridor, Foxbrook is the perfect community to call home. Foxbrook is a *gas community* and offers a prime location with easy access to the excitement of both San Antonio and New Braunfels. With seemingly unlimited choices for recreation, Foxbrook gives you an exciting lifestyle and the freedom to indulge in almost any pursuit. Spend your weekend hiking the Natural Bridge Caverns or go shopping at the nearby Forum Shopping Center. Closer to home you'll find an abundance of shopping and dining for your enjoyment and convenience.

## Foxbrook

- Foxbrook - Encore Collection
  - Homes from 1,800 to 3,000 square feet plus options to add

## Schools

John A. Sipple Elementary 420 Fairlawn Avenue	210-619-4600
Elaine S. Schlather Intermediate School 230 Elaine S. Parkway, Cibolo 78108	210-619-4300
J Frank Dobie Jr. High School 395 Borgfeld, Cibolo 78108	210-619-4100
Byron P. Steele II High School 1300 FM 1103, Cibolo 78108	210-619-4000

## Homeowners Association

Goodwin Management Inc.  
11149 Research, Suite 100, Austin, TX 78759  
Phone: (512)-502-7540  
www.goodwintx.com  
Dues are \$480 annual / \$40 a month  
Capital Assessment Registration Fee \$250

## Utilities

Electric: GVEC	210-658-7033
GAS: CenterPoint	800-376-9663
Water: Green Valley SUD	830-914-2330
Waste Water: Cibolo Creek Municipal	830-658-6241
Trash: City of Cibolo	210-658-9900
Technology Services: AT&T	800-464-7928
Post Office - 725 FM 1103 Cibolo, TX 78108	210-658-2631

## Shopping / Employers

- The Forum Shopping Center
- Retama Park Racetrack
- The Fountains Shopping Center
- HEB Plus
- Randolph Air Force Base
- Lowe's Home Improvement
- Fort Sam Houston
- Schneider Industrial Park
- Brooke Army Medical Center
- Natural Bridge Caverns

www.ScottFelderHomes.com

## Community Features

- Developer Amenities: Community center, pool and park
- 65' wide homesites with 40-45' wide homes
- Convenient location only 20 minutes from the heart of San Antonio and 15 minutes to New Braunfels
- Schertz-Cibolo-Universal City ISD
- Trail system located in the middle of each phase
- GREENBELT LOTS

## Tax Information

City of Cibolo 0.483  
Guadalupe County 0.329  
Lateral Road 0.0500  
Schertz/ Cibolo ISD 1.36  
Total tax rate estimated at 2.23% per \$100 assessed value

## Sales Associates:

Wendy Royal  
(210) 602-0114  
Wroyal@sfhtx.com

Lynn Reid  
(210) 601-6882  
LReid@sfhtx.com

## Model Home

868 Silver Fox  
Cibolo, TX 78108

## Directions

San Antonio: Travel North on IH35 to FM 1103/Cibolo/Hubertus Rd. Turn right onto FM 1103 S. Continue 1 mile to the Foxbrook Entrance. Turn right onto Orth Ave. Continue on Orth Ave. which will turn into Foxbrook Way then Silver Fox. The model will be on your right. 865 Silver Fox.

