

\$1,195,000 - 4806 Twin Valley Drive, Austin

MLS® #1284974

\$1,195,000

3 Bedroom, 3.00 Bathroom, 2,194 sqft
Residential on 0.12 Acres

Cat Mountain Villas Sec 03 A, Austin, TX

Experience the magnificent VIEW that Cat Mountain has to offer! Upon entry, you'll be drawn to enjoy the Texas Hill Country scenery. You will be amazed by the 180 degree panoramic view, you'll see Lake Austin, the Iconic Pennybacker Bridge, Mount Larson, Shepherd Mountain, Long Canyon (Bell Mountain Drive) the Austin Country Club golf course, These amazing views are visible throughout the home, from the kitchen, family room, the primary bedroom and the two bedrooms downstairs. The 1,000 plus sq ft. decks were designed to perfection to capture the array of beauty within the Texas Hill Country. The two decks were completely rebuilt in 2011 and feature Steel Columns. This amazing 3 bedroom 2.5 bath home boosts tons of natural light. Home is equipped with plantation shutters in the kitchen and dining area. The chef's kitchen offers an abundance of storage space, a center island with granite countertop, stainless steel appliances including two full sized ovens. Kitchen craft cabinets, Jenn-Air range and Bosh dishwasher. You will also find a separate lighted bar area to showcase glassware or bar items. Open concept breakfast, dining and living space features 9' ceilings. An open flex space along the back. Experience peace and tranquility as you look out the windows onto the Hill Country and enjoy lots of sunsets! The primary suite is on the main level and boasts a luxury bathroom with walnut colored floors, highlighted by double vanities, a nice garden



tub, walk-in shower and ample closet space. Master ensuite also features plantation shutters. Downstairs are two additional bedrooms with New European Large White Oak flooring. A Jack & Jill bathroom with new tile flooring. Entry access to lower deck from both bedrooms. Take a seat outside enjoy the amazing panoramic view. Extra bonus, home is equipped with a 300 gallon cistern for rainwater collection!

Built in 1979

Essential Information

ListingFeed	abor_vow
MLS® #	1284974
List Price	\$1,195,000
Sale Price	\$1,160,000
Sale Date	March 20th, 2024
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,194
Acres	0.12
Year Built	1979
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	4806 Twin Valley Drive
Subdivision	Cat Mountain Villas Sec 03 A
City	Austin
County	Travis
State	TX
Zip Code	78731

Amenities

Utilities	Cable Available, Electricity Available, Natural Gas Available, High Speed Internet Available, Sewer Available, Water Available
Features	Clubhouse, Pool, Tennis Court(s)
Parking	Attached, Garage
# of Garages	2
Garages	Garage Door Opener
View	Bridge(s), Hills, Lake, Panoramic
Waterfront	None

Interior

Interior	Tile, Wood
Appliances	Dishwasher, Electric Oven, Disposal, Gas Range, Range, Refrigerator
Heating	Central, Fireplace(s)
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room
# of Stories	2
Stories	Two

Exterior

Exterior Features	None
Lot Description	Sprinklers In Front, Landscaped, Many Trees, Sprinklers Partial, Views
Windows	Blinds, Shutters
Roof	Composition
Construction	Stone, Wood Siding
Foundation	Slab

School Information

District	Austin ISD
Elementary	Highland Park
Middle	Lamar (Austin ISD)
High	McCallum