

# **\$3,475,000 - 2006 Indian Trail, Austin**

MLS® #1312541

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## **\$3,475,000**

5 Bedroom, 5.00 Bathroom, 5,230 sqft  
Residential on 0.32 Acres

Tarry Town, Austin, TX

Back on the market with freshly painted interior and exterior! This Tarrytown home has been lovingly referred to as a retreat and a refuge by the current homeowners. Filled with modern elegance, contemporary conveniences & high-end finishes, this one has all the extras! A fantastic location, just blocks from downtown, Lady Bird Lake, Littlefieldâ€™s, Lions Golf Course, Mozarts, Maudieâ€™s, Hula Hut and so many more Austin hot spots. With a sparkling pool as the centerpiece of the backyard oasis, this is an entertainer's paradise. The the backyard provides a covered cabana with ceiling fan, a large lounge deck, and an outdoor grill with a hot tub to enjoy poolside. Immersed in gorgeous features, find your way inside the seamless floor plan greeted by an inviting living room that boasts a beautiful floor to ceiling stone fireplace, wonderful built-ins, & gleaming wood floors. The flex space off of the living room is extremely versatile, great for either a formal living room or dining room and offering a large wine fridge. With the gourmet kitchen conveniently overlooking the living and dining room, it showcases stone counters, a huge center island, cabinetry galore, & all stainless appliances. Secluded & private, your downstairs primary suite is sure to please as it offers a cathedral ceiling with recessed lighting, access to the back deck, a relaxing sitting/reading area, & a lavish ensuite bath with a double vanity, a large walk-in shower with two shower-heads, & two walk-in closets.



Upstairs youâ€™ll find three secondary bedrooms, dedicated office, a large game room, & a media room. Lastly, above the three-car garage you will find a light-filled apartment that provides a full kitchen, a cozy living room, office space, a spacious bedroom with a full bathroom plus a laundry room. Don't miss out on this gem sitting in the heart of Austin!

Built in 2006

### Essential Information

ListingFeed	abor_vow
MLS® #	1312541
List Price	\$3,475,000
Sale Price	\$3,050,000
Sale Date	March 8th, 2022
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	5,230
Acres	0.32
Year Built	2006
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### Community Information

Address	2006 Indian Trail
Subdivision	Tarry Town
City	Austin
County	Travis
State	TX
Zip Code	78703

### Amenities

Utilities Electricity Available, Electricity Connected, Natural Gas Available,

	Natural Gas Connected
Features	Park
Parking	Door-Multi, Detached, Garage Faces Front, Garage
# of Garages	3
Garages	Garage Door Opener
View	Trees/Woods
Waterfront	None

### **Interior**

Interior	Carpet, Tile, Wood
Appliances	Built-In Oven, Dishwasher, Gas Cooktop, Disposal, Microwave, Stainless Steel Appliance(s), Wine Refrigerator
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room
# of Stories	2
Stories	Two

### **Exterior**

Exterior Features	Exterior Steps, Outdoor Grill, Private Yard
Lot Description	Interior Lot, Level, Many Trees, Sprinklers Automatic, Trees Large Size, Xeriscape
Windows	Window Treatments
Roof	Metal, Shingle
Construction	Masonry, Stone, Stucco
Foundation	Slab

### **School Information**

District	Austin ISD
Elementary	Casis
Middle	O Henry
High	Austin