

\$1,100,000 - 3803 Lakeview Drive, Cottonwood Shores

MLS® #1678328

\$1,100,000

4 Bedroom, 5.00 Bathroom, 3,028 sqft
Residential on 1.15 Acres

Yellowstone, Marble Falls, Cottonwood Shores, TX

This is an amazing property is located on a very special, constant lake level area of marble falls lake. Year-round access to your dock, boating, water sports, kayaking, etc. All of this on over an acre of pure charm.

The original lake house comes with a delightful surprise â€“ two guest bedrooms, each with its own ensuite bath, leading out to an inviting covered patio. The property has been enhanced with the addition of a stunning primary suite, complete with an elegant bathroom that exudes luxury. The heart of the home is an expansive great room that seamlessly combines the kitchen and dining spaces, offering a warm and inviting atmosphere. And the wrap-around cover porch? Itâ€™s perfect for moments of relaxation.

And let's not forget the pool â€“ an oasis with a waterfall, adding a touch of magic to the outdoor space, complete with outdoor shower. The three-car garage is more than just a garage â€“ it's a versatile space with an attached studio, spacious enough to accommodate your creative endeavors. The garage even features a mini-split system and an extra laundry area, adding practicality to its charm. The exterior boasts a durable metal roof, recently replaced Hardie board siding, and well-placed fencing to ensure your privacy.



Nearby, the neighborhood's boat ramp provides easy access for your watercraft, making it a breeze to reach your private dock. The garden showcases a greenhouse, raised beds, and arbor. The property is graced by mature trees, including stately pecan trees that add character and shade to the landscape. As an added bonus, this subdivision allows short-term rentals, offering both an opportunity for personal enjoyment and potential returns.

Not to be forgotten, Marble Falls offers the chance for close-by shopping, excellent medicinal services, golf courses and great restaurants.

Experience the allure of this unique property, where every feature is designed to bring comfort and joy.

Built in 1970

Essential Information

ListingFeed	abor_vow
MLS® #	1678328
List Price	\$1,100,000
Sale Price	\$994,000
Sale Date	January 12th, 2024
Bedrooms	4
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,028
Acres	1.15
Year Built	1970
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	3803 Lakeview Drive
Subdivision	Yellowstone, Marble Falls
City	Cottonwood Shores
County	Burnet
State	TX
Zip Code	78657

Amenities

Utilities	Cable Available, Electricity Connected, High Speed Internet Available
Features	Lake, Playground, See Remarks
Parking	Carport, Door-Multi, Detached, Garage, Gravel
# of Garages	3
Garages	Garage Door Opener
View	Lake, Water
Is Waterfront	Yes
Waterfront	See Remarks, Waterfront
Has Pool	Yes

Interior

Interior	Tile
Appliances	Dishwasher, Electric Range, Disposal, Water Softener Owned
Heating	Central, Electric, See Remarks
Cooling	Ceiling Fan(s), Electric, See Remarks
# of Stories	1
Stories	One

Exterior

Exterior Features	Garden, Rain Gutters
Lot Description	Many Trees, Views
Windows	Blinds, Plantation Shutters, Vinyl
Roof	Metal
Construction	HardiPlank Type
Foundation	Slab

School Information

District	Marble Falls ISD
Elementary	Marble Falls
Middle	Marble Falls
High	Marble Falls