

\$2,249,000 - 512 N Beach, Sunrise Beach

MLS® #1799844

\$2,249,000

4 Bedroom, 3.00 Bathroom, 3,414 sqft
Residential on 0.21 Acres

Granite Shoals Lakes Estates, Sunrise Beach, TX

Lake LBJ custom home located in Sunrise Beach in the Texas Hill Country. This might be the home you are looking for if you want east facing exposure, open water, 4 bedrooms, 3 baths, 3400+ square feet, 2 car garage and a great dock. As an added bonus the living space of this home did not flood in 2018 major flood event. The home features open living with outstanding views of the lake. It has a split bedroom plan with a primary bedroom featuring a sitting area with lakeside access and large bath. There are 2 additional bedrooms, 2 baths, large utility room and study that can also be used as a small gameroom. The upstairs space is a large 4th bedroom/ bunk room. The home is well appointed and well maintained. The outside living is hard to beat. It has a dock with boat lift, large above dock 750+ square foot deck, above dock sitting room with AC, 5 PWC ramps and a lower dock deck with over 750 square feet of covered lounging area. Great waterfront! Great Home! Great Dock and Great Location!



Built in 2009

Essential Information

ListingFeed	abor_vow
MLS® #	1799844
List Price	\$2,249,000
Sale Price	\$2,249,000
Sale Date	September 12th, 2022

Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	3,414
Acres	0.21
Year Built	2009
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	512 N Beach
Subdivision	Granite Shoals Lakes Estates
City	Sunrise Beach
County	Llano
State	TX
Zip Code	78643

Amenities

Utilities	Above Ground Utilities, Cable Available, Electricity Connected, High Speed Internet Available, Phone Available, Sewer Not Available, Water Connected
Features	Park
Parking	Concrete, Driveway, Garage Faces Front, Garage, Off Street
# of Garages	2
View	Hills, Lake
Is Waterfront	Yes
Waterfront	Lake Front, Waterfront, Boat Ramp/Lift Access

Interior

Interior	Carpet, Tile, Vinyl
Appliances	Dryer, Dishwasher, Electric Range, Electric Water Heater, Free-Standing Refrigerator, Microwave, Water Softener Owned, Washer
Heating	Central, Ductless, Electric
Cooling	Central Air, Ceiling Fan(s), Ductless, Wall/Window Unit(s)
# of Stories	2
Stories	Two

Exterior

Exterior Features	Boat Lift, Dock, Exterior Steps, Rain Gutters
Lot Description	Back Yard, Front Yard, Gentle Sloping, Moderate Trees, Sprinklers Automatic, Sprinklers In Ground, Few Trees, Views
Windows	Insulated Windows
Roof	Composition, Metal
Construction	HardiPlank Type, Stone Veneer
Foundation	Slab

School Information

District	Llano ISD
Elementary	Packsaddle
Middle	Llano
High	Llano