

# \$3,095,000 - 1200 Barton Creek Boulevard 46, Austin

MLS® #1961326

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## \$3,095,000

3 Bedroom, 5.00 Bathroom, 3,923 sqft  
Residential on 0.00 Acres

Watersmark At Barton Creek Condo A, Austin, TX

This timeless custom crafted home, in the secluded section of Watersmark, offers generous sweeping hill country views. Immediately upon entering this beautiful home through the private courtyard and rose garden you can sense the quality and character to be found throughout. Magnificent architectural details make this home truly distinct, from the stunning groined ceiling in the entry, unique brick rotunda, Venetian plaster walls, and the high beamed ceilings in the gallery. An overwhelming sense of spaciousness fills you in the living and kitchen areas with oversized windows, four chandeliers, and amazing 20'™-10'• ceilings! The gourmet kitchen offers an enormous center island, custom cabinetry, and Viking range. The focal point of the primary bedroom is the stunning stone fireplace flanked with french doors on each side opening up directly into the pool. Effortlessly host guests overnight in a lovely 821 sf casita that is detached from the home. Outdoor living is effortless in this home as a large covered patio extends directly off the living area through the french doors. The outdoor enjoyment continues in a stunning deep blue pool with negative edge spa. Backing to the 13th hole of the Fazio Foothills Golf Course the views are priceless and truly suit this incredible home.

Built in 2005



## Essential Information

ListingFeed	abor_vow
MLS® #	1961326
List Price	\$3,095,000
Sale Price	\$2,940,000
Sale Date	April 28th, 2023
Bedrooms	3
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,923
Acres	0.00
Year Built	2005
Type	Residential
Sub-Type	Condominium
Status	Closed

## Community Information

Address	1200 Barton Creek Boulevard 46
Subdivision	Watersmark At Barton Creek Condo A
City	Austin
County	Travis
State	TX
Zip Code	78735

## Amenities

Utilities	Electricity Available, Natural Gas Available
Features	Common Grounds/Area, Clubhouse, Golf, Gated, Playground, Tennis Court(s), Trails/Paths, Sauna
Parking	Attached, Garage Faces Front, Garage, Off Street
# of Garages	3
Garages	Garage Door Opener
View	Golf Course, Hills
Waterfront	None
Has Pool	Yes

## Interior

Interior	Wood, Stone
Appliances	Double Oven, Dishwasher, Disposal, Refrigerator, Tankless Water

	Heater, Vented Exhaust Fan
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Gas, Great Room, Primary Bedroom
Stories	One and One Half

### **Exterior**

Exterior Features	No Exterior Steps, Private Yard
Lot Description	Sprinklers In Rear, Sprinklers In Front, On Golf Course, Private, Sprinklers Automatic, Trees Large Size
Windows	Window Treatments
Roof	Tile
Construction	Masonry, Stone Veneer
Foundation	Slab

### **School Information**

District	Austin ISD
Elementary	Oak Hill
Middle	O Henry
High	Austin