

\$1,750,000 - 19310 Inverness Drive, Spicewood

MLS® #2144466

\$1,750,000

0 Bedroom, 0.00 Bathroom,
Lots and Acreage on 0.44 Acres

Inverness Point, Spicewood, TX

Wake up to one hundred and eighty degrees of uninterrupted Lake Travis main water views. This property built 1976 home provides a dramatic opportunity for mid-century rehab or complete tear down for a modern lake front estate. Seller has since taken the previous structure to the studs. Dock is permitted by LCRA on this parcel. This waterfront community provides gated access, boat dock and community parking. Situated in the coveted Lake Travis School District enjoy the benefits remote commute to Bee Cave 8 Miles and downtown Austin 23.4 Miles away. Land totaling 19,079+/- sqft with a water frontage of 80+ ft and dwelling totaling 2,300 sqft. Sellers previous plans offer a 3,200 sqft structure with opportunity to go larger with LCRA approval of septic system. Utilities are provided community public water, septic system and electric. Enjoy community tennis & basketball courts. Take advantage of both low tax rate and low HOA fees. This property is both stunning and serene providing an astounding opportunity for an amazing custom build. Dock specifications can be found on LCRA website. Home design is rendering only inspired by existing floorplan, buyers due diligence to complete design plans to specification.

Listing Contacts

- Property is currently to studs and foundation condition
- Lot with LCRA was purchased and allows residential dock with no permit needed



- Septic size and drainage depending on plan allows 2,500-3,500 sqft property, larger dwelling will be subject to approval
- Neighborhood boat slip HOA fee is \$220/m
- Neighborhood does have ACC for design
- NO STR ALLOWED

* Buyer responsibility to do due diligence on all plans

Essential Information

ListingFeed	abor_vow
MLS® #	2144466
List Price	\$1,750,000
Sale Price	\$1,400,000
Sale Date	September 14th, 2023
Bathrooms	0.00
Acres	0.44
Type	Lots and Acreage
Sub-Type	Unimproved Land
Status	Closed

Community Information

Address	19310 Inverness Drive
Subdivision	Inverness Point
City	Spicewood
County	Travis
State	TX
Zip Code	78669

Amenities

Utilities	Cable Available, Electricity Available, Natural Gas Not Available, High Speed Internet Available, Sewer Not Available, Water Connected
Features	Community Mailbox, Fishing, Gated, Park, Tennis Court(s), Trash Pickup Door to Door
View	Hills, Lake, Water
Is Waterfront	Yes
Waterfront	Lake Front, Lake Privileges, Waterfront

Exterior

Lot Description Bluff, Back Yard, Front Yard, Trees Large Size

School Information

District	Lake Travis ISD
Elementary	West Cypress Hills
Middle	Lake Travis
High	Lake Travis