

\$1,450,000 - 3917 Sugarloaf Drive, Austin

MLS® #2179570

\$1,450,000

4 Bedroom, 3.00 Bathroom, 3,911 sqft
Residential on 0.32 Acres

Spillman Ranch Ph 01 Sec 02, Austin, TX

Gorgeous custom 1-story home bordering the 2nd fairway of the PGA designed Falconhead Golf Club with unparalleled views of the golf course and hill country horizon in the Heights of Falconhead. Relaxing and fun outdoor living space, covered patio with grill, refreshing pool and soothing spa. The perfect southeast sun exposure allows afternoon and evening time on the patio and around the pool without exposure to the intensive Texas sun and heat. Beautiful landscaping surrounds this stunning home plus dogwood trees in the front center island inside the circular driveway. Striking contemporary bright open floor plan with inviting entry and walls of windows to enjoy the view from almost every room in the house. Formal dining room with unique decorative coffered ceiling. Private office with handsome wood beams and great built-ins. Huge gourmet kitchen includes Alderwood cabinets, granite counters, walk-in pantry, center island, spacious breakfast bar, KitchenAid refrigerator, wine cooler and more. The kitchen has gas lines in place if you prefer a gas cook-top. Secluded master suite with wonderful vanity areas and lots of storage. Enormous walk-in closet has built-in features plus it is already plumbed for a bathtub if you chose to add one. Additional living area and secondary bedrooms may be closed off for privacy or temperature control thanks to separate heating/cooling units. The second living space is also great for a game room and includes a nice built-in study area. Oversized



laundry room has built in ironing board, folding space, extra storage and utility sink. Large 3-car epoxy floored well maintained garage. Fantastic views day and night!

Built in 2009

Essential Information

ListingFeed	abor_vow
MLS® #	2179570
List Price	\$1,450,000
Sale Price	\$1,400,000
Sale Date	November 5th, 2021
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	3,911
Acres	0.32
Year Built	2009
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	3917 Sugarloaf Drive
Subdivision	Spillman Ranch Ph 01 Sec 02
City	Austin
County	Travis
State	TX
Zip Code	78738

Amenities

Utilities	Cable Available, Electricity Connected, Propane, Phone Available, Sewer Connected, Water Connected
Features	Common Grounds/Area, Clubhouse, Golf, Gated, Playground, Park, Sidewalks, Trails/Paths
Parking	Attached, Circular Driveway, Garage Faces Side
# of Garages	3
View	Golf Course, Hills

Waterfront None

Interior

Interior Carpet, Tile, Wood

Appliances Built-In Electric Oven, Built-In Refrigerator, Down Draft, Double Oven, Dishwasher, Electric Cooktop, Disposal, Gas Water Heater, Microwave, Self Cleaning Oven, Wine Refrigerator

Heating Central

Cooling Central Air

Fireplace Yes

of Fireplaces 1

Fireplaces Gas, Living Room

of Stories 1

Stories One

Exterior

Exterior Features Exterior Steps, Gas Grill, Rain Gutters

Lot Description Level, Moderate Trees, Sprinklers Automatic

Windows Window Treatments

Roof Tile

Construction Stone, Stucco

Foundation Slab

School Information

District Lake Travis ISD

Elementary Lake Pointe

Middle Bee Cave Middle School

High Lake Travis