

# \$1,199,999 - 4025 Rock Canyon Cove, Marble Falls

MLS® #2246007

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## \$1,199,999

3 Bedroom, 3.00 Bathroom, 2,683 sqft  
Residential on 2.02 Acres

Chimney Oaks At Lake Travis Se, Marble Falls, TX

Spectacular waterfront oasis on Lake Travis north shore. Located in the prestigious gated community of Chimney Oaks. This is a rare opportunity to own two beautiful acres fronting the main body of lake! The boat dock and boat are included (has lift) This home boasts a fabulous open floor plan with a huge wall of new windows and doors that fully open to view the lake even more. Follow the granite trail through the iron fenced yard out the gate to the sitting area at the water. This two story home has the master suite on the main floor and features a spacious spa like soaking tub, over sized walk in steam shower and closet. One other bedroom and full bathroom also located on main floor, perfect for family and friends. The quaint office has a great view of the lake and many built in features. The third bedroom is located upstairs with full bath room and the open loft area. You will be surprised how far you can see due to the extremely tall ceilings. Owners recently had a "BIG ASS FAN" installed . When upstairs open door to almost 500 feet of unfinished space, imagine the possibilities. The large gourmet kitchen is open to the great room and features high end stainless steel appliances, gas cook top, and custom cabinetry. The large granite peninsula seats 5 easily and is great for entertaining. Hobby lovers there is a separate room off the over sized double garage just for you. This is a must see for water loving people. Chimney Oaks is a friendly community , where kids, horses, dogs and all can relax and play!.



Built in 2001

## Essential Information

ListingFeed	abor_vow
MLS® #	2246007
List Price	\$1,199,999
Sale Price	\$1,563,000
Sale Date	December 6th, 2021
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	2,683
Acres	2.02
Year Built	2001
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

## Community Information

Address	4025 Rock Canyon Cove
Subdivision	Chimney Oaks At Lake Travis Se
City	Marble Falls
County	Travis
State	TX
Zip Code	78654

## Amenities

Utilities	Electricity Connected, Propane, Other, Phone Available, Sewer Connected, Underground Utilities, Water Connected
Features	Community Mailbox
Parking	Additional Parking, Concrete, Driveway, Garage, Garage Faces Side
# of Garages	2
Garages	Garage Door Opener
View	Hills, Lake
Is Waterfront	Yes
Waterfront	Lake Front, Waterfront, Boat Ramp/Lift Access

## Interior

Interior	Carpet, Concrete, Tile
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Appliances	Built-In Electric Oven, Cooktop, Down Draft, Dryer, Dishwasher, Exhaust Fan, Free-Standing Refrigerator, Gas Cooktop, Disposal, Gas Water Heater, Ice Maker, Microwave, Water Purifier Owned, Propane Cooktop, Plumbed For Ice Maker, Refrigerator, Water Softener Owned, Self Cleaning Oven, Stainless Steel Appliance(s), Water Softener, Vented Exhaust Fan
Heating	Central, Exhaust Fan, Hot Water, Propane
Cooling	Central Air, Ceiling Fan(s), Electric
# of Stories	2
Stories	Two

### **Exterior**

Exterior Features	Boat Lift, Boat Slip, Dock, Lighting, Private Yard, Rain Gutters
Lot Description	Back Yard, Front Yard, Level, Moderate Trees, Native Plants, Private, Views
Windows	Double Pane Windows, Drapes, Insulated Windows, Low Emissivity Windows, Screens, See Remarks
Roof	Composition
Construction	Masonry, Stone, Stucco
Foundation	Slab

### **School Information**

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