

# \$1,300,000 - 102 Palm Cove, Buchanan Dam

MLS® #2324001

## \$1,300,000

3 Bedroom, 2.00 Bathroom, 2,384 sqft  
Residential on 0.59 Acres

Water Ridge Sec 1, Buchanan Dam, TX

Homes like this don't come along often. 252 feet of waterfront in the private community of Water Ridge on the SOUTH END of Lake Buchanan. 26 miles from Marble Falls, 30 miles from Liberty Hill. Low tax rate of 1.3113.

Custom-built, single level, on a premier .59 acre lot. Large front and back porches provide relaxing views and wonderful breezes. This is a home to be enjoyed for generations.

Covered double-slip boat dock with electric lift and fishing pier. New Roof (2021)\*New paint inside and out (2022)\*New kitchen appliances (2022)\* Partial new windows (2022)\* New landscaping (2022), New AC Compressor (2022), New lake pump for irrigation system (2022), tankless water heater, buried propane tank, 3-car tandem garage with boat storage.

No Short Term Rentals Allowed. Washer/Dryer and most furniture convey.

Built in 2005

## Essential Information

ListingFeed	abor_vow
MLS® #	2324001
List Price	\$1,300,000
Sale Price	\$1,300,000
Sale Date	June 21st, 2022
Bedrooms	3



Bathrooms	2.00
Full Baths	2
Square Footage	2,384
Acres	0.59
Year Built	2005
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### **Community Information**

Address	102 Palm Cove
Subdivision	Water Ridge Sec 1
City	Buchanan Dam
County	Llano
State	TX
Zip Code	78609

### **Amenities**

Utilities	Electricity Available, Propane, Other, Underground Utilities, Water Available
Features	Fishing, Gated, Lake, Park
Parking	Attached, Garage, Oversized, Shared Driveway, Tandem
# of Garages	3
Garages	Garage Door Opener
View	Lake
Is Waterfront	Yes
Waterfront	Lake Front, Waterfront, Boat Ramp/Lift Access

### **Interior**

Interior	Carpet, Tile
Appliances	Built-In Electric Oven, Convection Oven, Down Draft, Dryer, Dishwasher, Electric Cooktop, Disposal, Gas Water Heater, Ice Maker, Microwave, Tankless Water Heater, Wine Cooler, Washer
Heating	Central, Forced Air, Propane
Cooling	Central Air, Ceiling Fan(s), Electric
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Bedroom, Living Room, Propane, See Through
# of Stories	1

Stories One

**Exterior**

Exterior Features Boat Lift, Boat Slip, Dock, Exterior Steps, Lighting

Lot Description Cul-De-Sac, Landscaped, Sprinklers In Ground, Trees Large Size, Trees Small Size, Views

Windows Blinds, Double Pane Windows, Screens, Vinyl, Window Treatments

Roof Composition

Construction Blown-In Insulation, Brick, HardiPlank Type, Masonry, Radiant Barrier

Foundation Slab

**School Information**

District Llano ISD

Elementary Packsaddle

Middle Llano

High Llano