

\$1,999,000 - 1536 Cimarron Trail, Kingsland

MLS® #2392581

\$1,999,000

4 Bedroom, 4.00 Bathroom, 3,396 sqft
Residential on 0.21 Acres

Granite Shoals Lake Shore, Kingsland, TX

Welcome to your exciting get away destination on Lake LBJ! If you are searching for a Hill Country Waterfront home to call your own or are perhaps looking to invest in the Vacation Rental Market, this is the home you need to check out. This gem is perfect for large family gatherings, boasting 3396 sq ft of open and airy living space. With little to no yard to care for, this home is truly a show up and party, then lock up and leave vacation style home. No constant back breaking work to keep you from enjoying the amenities this home offers. Everything you need for outdoor fun is here; a swimming pool surrounded by an enormous party deck with great views of Lake LBJ, a concrete and heavy gauge steel boat dock with electric lift, a lakeside fishing/swimming deck, and extra concrete areas to use as you desire. Indoor relaxation and fun is enhanced by a gigantic Media/Game Room where you can watch your favorite movies or sporting events on the big screen while nestled in your comfortable theater recliners that convey with the home purchase. With a large guest bedroom/full bath downstairs, and an enormous Master Suite/Full Bath, plus 2 guest bedrooms, 1 guest bath and a laundry room upstairs, sleeping accommodations are plentiful. If more sleep ability is desired, consider making the Media/Game room into a combo bunk rooms as well. Situated 1 min from HEB, 3-4 minutes from Lighthouse Golf Course, and a stone's throw from Boat Town Burger Bar and Grill, vacationing is a snap.



Short Term Rentals are allowed!

Built in 2006

Essential Information

ListingFeed	abor_vow
MLS® #	2392581
List Price	\$1,999,000
Sale Price	\$1,650,000
Sale Date	March 22nd, 2022
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,396
Acres	0.21
Year Built	2006
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	1536 Cimarron Trail
Subdivision	Granite Shoals Lake Shore
City	Kingsland
County	Llano
State	TX
Zip Code	78639

Amenities

Utilities	Cable Available, Cable Connected, Electricity Connected, High Speed Internet Available, Water Connected
Features	Park, See Remarks
Parking	Garage
# of Garages	2
View	Lake, Panoramic, Water
Is Waterfront	Yes
Waterfront	Lake Front, Waterfront, Boat Ramp/Lift Access

Interior

Interior	Tile, Wood
Appliances	Dryer, Dishwasher, Electric Oven, Electric Range, Electric Water Heater, Disposal, Microwave, Refrigerator, Washer
Heating	Central, Electric
Cooling	Central Air
# of Stories	2
Stories	Two

Exterior

Exterior Features	Boat Lift, Balcony, Dock, Exterior Steps, Lighting, Private Entrance, Private Yard
Lot Description	Back Yard, Cul-De-Sac, Landscaped, Views
Windows	Insulated Windows
Roof	Composition
Construction	HardiPlank Type, Stone, Wood Siding
Foundation	Slab

School Information

District	Llano ISD
Elementary	Packsaddle
Middle	Llano
High	Llano