

# \$1,749,000 - 406 Bowcross Point, Austin

MLS® #3765008

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## \$1,749,000

5 Bedroom, 6.00 Bathroom, 5,074 sqft  
Residential on 0.41 Acres

Serene Hills Ph 3Wa & Rep, Austin, TX

Lowest price per square foot home in Serene Hills today! Motivated sellers that are offering a \$15,000 credit for buyer's closing cost, OR will provide a permanent rate buy down to approximately 6.69% with an accepted contract.\*\*\*\*

Bring your buyers! Sellers have loved this home and it has been wonderful for their large family, but they must go. Ready to pass on to another owner that will love it as much as they have.

Built by Drees Custom Homes in 2019, 406 Bowcross Point is one of the larger residences in Serene Hills with 5 bedrooms and 5 and a half baths, and offers distinctive amenities such as a full in-home gym, spacious media for home entertainment, and an incredible game room with east facing views of the hill country. This stunning home is full of many high-end custom upgrades and it is situated on a spacious lot with generous covered and uncovered patio and plenty room for large pool/spa (plans available). Fantastic open and functional floor plan great for entertaining. High ceilings, large windows, kitchen with oversized waterfall island, marble counters, back splash, KitchenAid stainless appliances, wine bar and wine refrigerator. European white oak wood floors throughout the home, luxury owner's retreat w/ sitting room, large closet, and study. Flows to acclaimed LTISD schools, bike to Serene Hills Elementary (2.2 miles away) and just a stones throw to the Hill



Country Galleria (5.6 miles away). Buyers and Buyers Agent to verify schools, square footage, tax and tax rate.

\*\*\*\*Must use our preferred lender Sean Condon. Subject to credit, qualification, and market fluctuation. Contact Agent for details.

Built in 2018

### Essential Information

ListingFeed	abor_vow
MLS® #	3765008
List Price	\$1,749,000
Sale Price	\$1,650,000
Sale Date	July 9th, 2024
Bedrooms	5
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	5,074
Acres	0.41
Year Built	2018
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### Community Information

Address	406 Bowcross Point
Subdivision	Serene Hills Ph 3Wa & Rep
City	Austin
County	Travis
State	TX
Zip Code	78738

### Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Features	Community Mailbox, Sidewalks, Trails/Paths

Parking	Attached, Garage
# of Garages	3
View	Neighborhood
Waterfront	None

### **Interior**

Interior	Carpet, Tile, Wood
Appliances	Built-In Gas Range, Built-In Refrigerator, Dishwasher, Disposal, Oven, Wine Cooler
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room
# of Stories	2
Stories	Two

### **Exterior**

Exterior Features	Rain Gutters, See Remarks
Lot Description	Front Yard, Interior Lot, Sprinklers Automatic, Views
Windows	Double Pane Windows, Window Treatments
Roof	Tile
Construction	Masonry, Stone
Foundation	Slab

### **School Information**

District	Lake Travis ISD
Elementary	Serene Hills
Middle	Lake Travis
High	Lake Travis