

# \$1,970,000 - 3405 Windy Harbor Drive, Austin

MLS® #4212445

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## \$1,970,000

3 Bedroom, 3.00 Bathroom, 3,276 sqft  
Residential on 2.76 Acres

WINDMILL BLUFF ESTATES, Austin, TX

Introducing a captivating new listing overlooking the pristine waters of Lake Austin! This enchanting Spanish-style Hacienda, nestled amidst mature live oak trees and professional landscaping, offers serene waterfront living. Drive through the stunning hand-crafted entrance gate and follow the winding circular drive that leads to this updated 3-bedroom, 3-bathroom home. The courtyard entrance boasts custom ironwork and a tranquil fountain, setting a tone of elegance. Inside, double glass doors reveal a spacious foyer leading to a living area with a wood-burning fireplace, exquisite Saltillo tile floors, graceful arches, and vaulted ceilings. The updated gourmet kitchen features quartz counters and natural wood cabinetry, while sliding glass doors showcase Hill Country views from the spacious living room. Retreat to the luxurious main bedroom retreat, where a palatial closet complete with an island and washer/dryer awaits. Indulge in the sumptuous primary bath featuring a freestanding soaking tub, updated shower, dual sinks, and a captivating window wall overlooking the verdant backyard and views beyond. Entertainment abounds in the unbelievable media theatre room, accompanied by a dry bar area and ample space for game tables, perfect for hosting unforgettable gatherings with friends and family. Enjoy lake access via a private gated entrance, exclusive to waterfront owners. Approximately 130 feet of private



waterfrontage includes a beach-like area and a pavilion.

Experience the ease of irrigation with a sprinkler system fed directly from the lake via a permitted pump, ensuring lush greenery throughout the expansive yard and waterfront areas.

This extraordinary property offers a rare chance to own a waterfront estate at an exceptional value. All information provided is deemed reliable but not guaranteed and should be verified. Some photos have been digitally enhanced. Don't miss out on this enchanting opportunityâ€”schedule your private viewing today!

Built in 1995

### Essential Information

ListingFeed	abor_vow
MLS® #	4212445
List Price	\$1,970,000
Sale Price	\$1,650,000
Sale Date	July 1st, 2024
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	3,276
Acres	2.76
Year Built	1995
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### Community Information

Address	3405 Windy Harbor Drive
Subdivision	WINDMILL BLUFF ESTATES
City	Austin
County	Travis
State	TX

Zip Code 78734

### **Amenities**

Utilities Cable Available, Electricity Connected, High Speed Internet Available, Propane, Sewer Connected, Water Connected

Features Lake, See Remarks, Trails/Paths

Parking Additional Parking, Attached, Circular Driveway, Door-Single, Driveway, Detached, Electric Gate, Garage, Gated, Garage Faces Side, Storage

# of Garages 2

Garages Garage Door Opener

View Hills, Lake, Water

Is Waterfront Yes

Waterfront Lake Front, Lake Privileges, Waterfront

### **Interior**

Interior Adobe, Carpet, Laminate, See Remarks, Tile, Wood

Appliances Dishwasher, Disposal, Microwave, Propane Cooktop, Range Hood, Self Cleaning Oven, Stainless Steel Appliance(s)

Heating Central, Fireplace(s)

Cooling Central Air, Ceiling Fan(s), Electric

Fireplace Yes

# of Fireplaces 1

Fireplaces Living Room, Wood Burning

# of Stories 2

Stories Two

### **Exterior**

Exterior Features Private Yard, Uncovered Courtyard

Lot Description Bluff, Back Yard, Sloped Down, Front Yard, Landscaped, Moderate Trees, Sprinklers Automatic, Trees Large Size, Trees Medium Size, Views

Windows Double Pane Windows

Roof Metal

Construction Cement Siding, See Remarks, Stucco

Foundation Slab

### **School Information**

District Lake Travis ISD

Elementary Lake Travis

Middle Hudson Bend

High

Lake Travis