

\$1,500,000 - 11201 Grazing Deer Trail, Austin

MLS® #4441491

\$1,500,000

4 Bedroom, 3.00 Bathroom, 4,753 sqft
Residential on 1.84 Acres

Preserve At Barton Creek, Austin, TX

This home is an incredible investment opportunity, as it features one of the largest lots in the neighborhood and other homes in the community with only some updating are selling for over \$2.1M. This is your chance to get into the prestigious gated community just minutes from the Hill Country Galleria, Southwest Parkway & Bee Cave Rd and transform it into your dream home.

The sprawling yard, adorned with mature trees, includes a pool & spa, and presents boundless possibilities for outdoor activities, gardening, or adding a pool house or casita. It also features its own rear access gate.

This is one of the few homes in all of Lake Travis ISD with a 4 car garage (2 separate 2 car garages). It was built by the preferred builder in the community, Stadler Custom Homes of Austin.

The primary bedroom, as well as an additional bedroom, are located on the main level which grants flexibility and is becoming a popular requirement with buyers. There are 4 distinct living areas including a gameroom & study, ensuring an abundance of space for relaxation, entertaining, and everyday living. This rare find is zoned for the highly sought after Lake Pointe Elementary and has the incredibly low tax rate of 1.674%. Also, being outside the city limits of Austin, Lakeway and Bee Caves makes projects easier!

Built in 2004



Essential Information

ListingFeed	abor_vow
MLS® #	4441491
List Price	\$1,500,000
Sale Price	\$1,510,000
Sale Date	July 20th, 2023
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	4,753
Acres	1.84
Year Built	2004
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	11201 Grazing Deer Trail
Subdivision	Preserve At Barton Creek
City	Austin
County	Travis
State	TX
Zip Code	78735

Amenities

Utilities	Electricity Available, Propane, Sewer Available, Water Available
Features	None
Parking	Driveway, Garage
# of Garages	4
View	Trees/Woods
Waterfront	None
Has Pool	Yes

Interior

Interior	Carpet, Tile
Appliances	Built-In Oven, Cooktop, Double Oven, Dishwasher, Built-In Refrigerator
Heating	Central
Cooling	Central Air
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Family Room
# of Stories	2
Stories	Two

Exterior

Exterior Features	Balcony
Lot Description	Back Yard, Sprinklers Automatic, Trees Large Size
Windows	None
Roof	Tile
Construction	Masonry, Stucco
Foundation	Slab

School Information

District	Lake Travis ISD
Elementary	Lake Pointe
Middle	Bee Cave Middle School
High	Lake Travis