

# \$6,995,000 - 4307 Island Avenue, Austin

MLS® #4464230

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## \$6,995,000

5 Bedroom, 7.00 Bathroom, 5,262 sqft  
Residential on 0.53 Acres

Island At Mount Bonnell Shores, Austin, TX

This spectacular Santa-Barbara style home is located in a canal on coveted Lake Austin. Remodeled by Sereno Homes, the property was previously the personal residence of its builder. It offers bespoke craftsmanship with the finest materials including diamond plaster walls, Alderwood and travertine flooring, warm oak beams and divided-light windows. The main floor offers an open floor plan, with the luxurious primary suite set off separately from the rest of the gathering spaces. In the chef's kitchen you'll find built-in appliances by Miele and Viking including an espresso machine, warming drawers, refrigerated beverage drawers and full-sized wine fridge off the kitchen. Sit by the fireplace in the cozy family room while looking out over the pool, spa and Lake Austin views. With +/- 160' of prime waterfront and two private boat slips, it is a unique and rare offering on Lake Austin. Additional features include a central vacuum system, programmable Lutron lighting, three-car garage, wet bar, game room, a newly installed back-up generator that can power the entire house, and an expansive study that could serve as a fifth bedroom or ideal spot to work from home. The Island is a privately gated community off the rolling hills of Mount Bonnell, a scenic and iconic landmark street in central Austin. Many of Lake Austin's amenities are just a boat ride away, from Hula Hut and Mozart's Coffee, to Austin Country Club, Ski Shores Café and the 360 Bridge. 24-Hour Advance Showing



Notice.

Built in 1995

### Essential Information

|                |                         |
|----------------|-------------------------|
| ListingFeed    | abor_vow                |
| MLS® #         | 4464230                 |
| List Price     | \$6,995,000             |
| Sale Price     | \$6,825,000             |
| Sale Date      | May 19th, 2023          |
| Bedrooms       | 5                       |
| Bathrooms      | 7.00                    |
| Full Baths     | 5                       |
| Half Baths     | 2                       |
| Square Footage | 5,262                   |
| Acres          | 0.53                    |
| Year Built     | 1995                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |

### Community Information

|             |                                |
|-------------|--------------------------------|
| Address     | 4307 Island Avenue             |
| Subdivision | Island At Mount Bonnell Shores |
| City        | Austin                         |
| County      | Travis                         |
| State       | TX                             |
| Zip Code    | 78731                          |

### Amenities

|               |  |
|---------------|--|
| Utilities     | Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected |
| Features      | Gated  |
| Parking       | Attached, Garage Faces Side  |
| # of Garages  | 3  |
| View          | Lake, River  |
| Is Waterfront | Yes  |
| Waterfront    | Lake Front, Boat Ramp/Lift Access  |

Has Pool Yes

### **Interior**

Interior Carpet, Wood, Stone

Appliances Convection Oven, Dishwasher, Exhaust Fan, Free-Standing Range, Disposal, Gas Water Heater, Microwave, Water Purifier Owned, Refrigerator

Heating Central, Fireplace(s), Natural Gas

Cooling Central Air

Fireplace Yes

# of Fireplaces 2

Fireplaces Family Room, Gas Log, Primary Bedroom

# of Stories 2

Stories Two

### **Exterior**

Exterior Features Boat Lift, Exterior Steps

Lot Description Sprinklers In Ground, Trees Large Size, Trees Medium Size, Waterfall

Windows Window Treatments

Roof Tile

Construction Stone Veneer, Stucco

Foundation Slab

### **School Information**

District Austin ISD

Elementary Highland Park

Middle Lamar (Austin ISD)

High McCallum