

\$1,200,000 - 105 Feritti Drive, Lakeway

MLS® #4466670

\$1,200,000

3 Bedroom, 4.00 Bathroom, 3,238 sqft
Residential on 0.23 Acres

Rough Hollow East Rim, Lakeway, TX

Exceptional Waterfront Community Lifestyle awaits you in this home quietly nestled in a private leafy locale and within easy walking distance of Lake Travis and hike and bike trails. The European inspired exterior is in harmony with the surrounding streetscape and includes sandstone exterior, elegant tile roof, sparkling pool and spa, and a private entry courtyard with separate casita that adds interest to the façade. The property is graced with lush vegetation and a wonderfully relaxing ambiance in a friendly community situated in the upmarket City of Lakeway. Deceptively grand proportions behind its discreet façade is a pleasant surprise starting with the grand entry foyer flanked by a private office and spacious living room. A conveniently located kitchen, which forms an unobtrusive backdrop to the living room, has a single level breakfast bar that divides the kitchen from the dining and family areas. The master bedroom has views of the pool and greenbelt beyond with a split vanity bath, soaking tub, separate shower and custom outfitted closet. Hardwood floors dominate the entire first level. Home has a picture-perfect outlook to the outdoor living, pool and private back yard. Upstairs features a second living area with covered balcony and two additional en-suite bedrooms. The East Rim at Rough Hollow is ideally positioned for living convenience only minutes from the Lakeway and Bee Caves shopping and dining centers and only minutes to Serene Hills Elementary, Lake Travis Middle School and



Lake Travis High School. Rough Hollow offers an wet-slip marina, stand-up paddleboards and kayaks for the residents use, onsite restaurant, 4 pools with lazy river, an adult only pool, sport pool, and pool with food and bar service. Activities enjoyed are play scapes, tennis courts, sport and bocce courts, dog park area, soccer fields, sand volleyball, two pavilions, 23 miles of hike and bike trails as well as an on-site activities and HOA director

Built in 2012

Essential Information

ListingFeed	abor_vow
MLS® #	4466670
List Price	\$1,200,000
Sale Price	\$1,247,800
Sale Date	September 17th, 2021
Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,238
Acres	0.23
Year Built	2012
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	105 Feritti Drive
Subdivision	Rough Hollow East Rim
City	Lakeway
County	Travis
State	TX
Zip Code	78734

Amenities

Utilities	Cable Available, Cable Connected, Electricity Connected, Fiber Optic Available, High Speed Internet Available, Propane, Phone Connected, Sewer Connected, Water Connected, Underground Utilities
Features	Common Grounds/Area, Community Mailbox, Dog Park, Fitness Center, Fishing, Internet Access, Kitchen Facilities, Lake, Pet Amenities, Playground, Park, Property Manager On-Site, Pool, Planned Social Activities, Restaurant, Sport Court(s), Street Lights, Sidewalks, Tennis Court(s), Trash Pickup Door to Door, Trails/Paths
Parking	Attached, Concrete, Door-Single, Garage Faces Front, Garage, Kitchen Level
# of Garages	2
Garages	Garage Door Opener
View	Canyon, Park/Greenbelt, Hills, Neighborhood, Panoramic
Waterfront	Lake Privileges
Has Pool	Yes

Interior

Interior	Carpet, Tile, Wood
Appliances	Built-In Oven, Convection Oven, Double Oven, Dryer, Dishwasher, ENERGY STAR Qualified Appliances, Electric Oven, Free-Standing Refrigerator, Freezer, Disposal, Gas Water Heater, Ice Maker, Microwave, Water Purifier Owned, Propane Cooktop, Plumbed For Ice Maker, Range Hood, Water Softener Owned, Self Cleaning Oven, Stainless Steel Appliance(s), Vented Exhaust Fan
Heating	Ceiling, Central, Forced Air, Fireplace(s), Propane, Zoned
Cooling	Central Air, Ceiling Fan(s), Electric, Zoned
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Factory Built, Gas Log, Great Room, Propane, Insert
# of Stories	2
Stories	Two

Exterior

Exterior Features	Balcony, Exterior Steps, Private Yard, Rain Gutters, Uncovered Courtyard
Lot Description	Back Yard, Front Yard, Backs to Greenbelt/Park, Gentle Sloping, Interior Lot, Landscaped, Native Plants, Private, Sprinklers Automatic, Trees Medium Size, Views
Windows	Blinds, Double Pane Windows, Insulated Windows, Low Emissivity Windows, Solar Screens, Vinyl
Roof	Concrete, Tile

Construction Blown-In Insulation, Frame, Glass, HardiPlank Type, Masonry, Radiant
Barrier, Stone Veneer, Stucco

Foundation Slab

School Information

District Lake Travis ISD

Elementary Serene Hills

Middle Lake Travis

High Lake Travis