

\$1,535,000 - 12832 Cricoli Drive, Austin

MLS® #4913185

\$1,535,000

5 Bedroom, 5.00 Bathroom, 4,287 sqft
Residential on 0.24 Acres

Avana Ph One Sec Two, Austin, TX

Welcome to your dream home, the "Pinehurst", Avana's flagship plan. This stunning residence offers an exquisite blend of contemporary elegance and modern convenience, ultimate luxury living. Stepping through the front door you'll be greeted by the grand foyer, setting the tone for the rest of the home. The open concept design seamlessly merges the living, dining, and kitchen areas, creating a spacious and inviting atmosphere perfect for entertaining guests. The gourmet kitchen is a chef's delight, boasting top-of-the-line stainless steel appliances, sleek quartz counters, custom cabinetry, and a large center island. Whether you're hosting a dinner party or preparing a family meal, this kitchen is sure to inspire! The living area is bathed in an abundance of natural light, thanks to the large windows overlooking the large and private yard that backs to greenbelt easement/space. The master suite is a true sanctuary, featuring spacious layout, walk-in-closets, and a luxurious ensuite bathroom complete with soaking tub, glass enclosed shower, and dual vanities. This private oasis provides the perfect retreat after a long day. A private office and secondary bedroom with full bath complete the main floor. As you make your way upstairs, you are greeted with a loft/game room, media room with AV equipment included, and three additional bedrooms each with access to a full bath. This home offers ample space for family members and guests and has been designed with comfort and style in mind for everyone. An



oversized covered patio overlooks one of the largest lots in the neighborhood, scattered with large oaks and thoughtfully landscaped, a true park-like setting, with room for a pool. Surrounded by over 100 miles of biking and hiking trails and conveniently located close to top-rated schools, you are within 20 minutes to downtown shopping, dining, and entertainment. This Avana stunner is more than just a home, this is a lifestyle!

Built in 2016

Essential Information

ListingFeed	abor_vow
MLS® #	4913185
List Price	\$1,535,000
Sale Price	\$1,400,000
Sale Date	October 12th, 2023
Bedrooms	5
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	4,287
Acres	0.24
Year Built	2016
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	12832 Cricoli Drive
Subdivision	Avana Ph One Sec Two
City	Austin
County	Hays
State	TX
Zip Code	78739

Amenities

Utilities	Cable Available, Electricity Available, Natural Gas Available, Other, Phone Available, Sewer Available, Water Available, Underground Utilities
Features	Common Grounds/Area, Clubhouse, Community Mailbox, Internet Access, Playground, Park, Pool, Planned Social Activities, Sport Court(s), Street Lights, Tennis Court(s), Trails/Paths, Curbs
Parking	Garage, Oversized
# of Garages	3
Garages	Garage Door Opener
View	Park/Greenbelt, Neighborhood, Trees/Woods
Waterfront	None

Interior

Interior	Carpet, Tile, Wood
Appliances	Built-In Range, Built-In Gas Oven, Convection Oven, Dishwasher, Exhaust Fan, Disposal, Microwave, Range Hood, Stainless Steel Appliance(s), Tankless Water Heater, Vented Exhaust Fan
Heating	Central
Cooling	Central Air, Ceiling Fan(s)
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas Starter, Living Room
# of Stories	2
Stories	Two

Exterior

Exterior Features	Rain Gutters
Lot Description	Back Yard, Corner Lot, Front Yard, Backs to Greenbelt/Park, Landscaped, Level, Sprinklers Automatic, Sprinklers In Ground, Trees Medium Size
Windows	Blinds, Double Pane Windows, Screens, Window Treatments
Roof	Shingle
Construction	Masonry, Stucco
Foundation	Slab

School Information

District	Austin ISD
Elementary	Bear Creek
Middle	Gorzycki
High	Bowie