

# \$1,149,900 - 9512 Lynnhaven Street, Austin

MLS® #5015401

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## \$1,149,900

4 Bedroom, 3.00 Bathroom, 3,636 sqft

Residential on 0.18 Acres

Circle C Ranch Ph B Sec 20-B, Austin, TX

NEW ROOF JULY 2023! WINNER

WINNER-Don't be late to the party on this one! Outstanding, one owner, 2003 build by Capital Pacific homes, and located adjacent to Escarpment Village directly across from Circle C Park. Vintage Place is one of the most walkable Circle C neighborhoods enjoying access to all Circle C amenities. The drive up to this 3636sf architectural beauty is impressive, as its massive oak greets you with open branches. With a desirable floorplan, and a new roof 2023, this home features 4 full bedrooms, 2 full baths, including the owner's suite, all on the second level. Main level includes two living areas, full dining space, an office, half bath, and spacious laundry room. All bathrooms and kitchen recently updated. New tile floors installed June 2023. The owners have taken great pride in landscaping, with abundant varieties of interesting flora. The custom backyard pool area, with pergola and multiple inviting spaces, is begging you to come enjoy with your friends, and you will have a LOT of friends when they see this large, modern, cool & DEEP pool. 3' in the shallows, heading out to 7' at its deepest. 20 minutes to DT ATX. AISD schools feeding to Bowie High. Prepare to be impressed!

<https://circlecranch.com>



Built in 2003

## Essential Information

ListingFeed	abor_vow
MLS® #	5015401
List Price	\$1,149,900
Sale Price	\$1,132,000
Sale Date	August 4th, 2023
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	3,636
Acres	0.18
Year Built	2003
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### **Community Information**

Address	9512 Lynnhaven Street
Subdivision	Circle C Ranch Ph B Sec 20-B
City	Austin
County	Travis
State	TX
Zip Code	78749

### **Amenities**

Utilities	Cable Available, Fiber Optic Available, High Speed Internet Available, Underground Utilities
Features	Trails/Paths
Parking	Garage Faces Front, Garage
# of Garages	2
View	Neighborhood
Waterfront	None
Has Pool	Yes

### **Interior**

Interior	Carpet, Tile, Wood
Appliances	Built-In Electric Oven, Double Oven, Gas Water Heater, Range Hood
Heating	Central, Natural Gas
Cooling	Central Air

Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Primary Bedroom
# of Stories	2
Stories	Two

### **Exterior**

Exterior Features	Garden, In-Wall Pest Control System
Lot Description	Landscaped, Sprinklers In Ground, Trees Large Size, Xeriscape
Windows	Double Pane Windows, Plantation Shutters
Roof	Composition
Construction	HardiPlank Type
Foundation	Slab

### **School Information**

District	Austin ISD
Elementary	Kiker
Middle	Gorzycki
High	Bowie