

\$3,200,000 - 1909 Barbaro Way, Spicewood

MLS® #5163287

\$3,200,000

4 Bedroom, 4.00 Bathroom, 3,445 sqft
Residential on 2.63 Acres

Reserve At Lake Travis Rvsvd Lt, Spicewood, TX

PLEASE SEE OR REQUEST VIRTUAL TOUR LINK. OVER 200 PHOTOS WERE TAKEN. SEE FLOOR PLAN. This is an architectural masterpiece, a contemporary, elegantly designed home, with Lake Living in Mind! The unique floor plan, was specially designed and engineered for this sloping grade home site. It provides front entry walk-in with the main living, kitchen, dining, owner's suite and a guest cottage. An elevator or stair access take you to the lower level, providing 2 additional bedrooms, a second living, laundry, mud room, home office, covered verandah and fireplace, with a magnificent pool, spa and a bocci ball court! 1909 Barbaro Way is nestled on a 1.371 acre property. This home sale offering, also includes the contiguous 1.25 acre lot to it's right, 1904 Barbaro Way, for a total of 2.625 acres. The additional land can remain natural for privacy or ideal for adding a guest home, a family game-fitness room, a sport court or additional garage space. The home is located on a private culdesac, with spectacular hill country and partial lake views. The back of the home, with top level balcony views and lower level verandah spaces, boasting an incredible pool and spa, provide a resort style ambiance, embracing the great southern, summer breezes. To the home's left is a wooded greenbelt, providing a beautiful private, lake living sanctuary. The home is walking distance to the community lake amenities or just a quick golf cart ride. The amenities include a 150 Slip Marina with golf cart access, accommodating



both recreational size or large yacht boating vessels. A Lazy River & Slide Swim park, with swim up bar and food service, a Lakeside Lodge with seasonal, chef prepared dining, a Barn Style Clubroom, with billiards, fireplaces, grills and TV's, great for special events! And of course the pickleball court, all providing year round family activity. Located in the exemplary, Lake Travis ISD.

Built in 2020

Essential Information

| | |
|----------------|-------------------------|
| ListingFeed | abor_vow |
| MLS® # | 5163287 |
| List Price | \$3,200,000 |
| Sale Price | \$3,300,000 |
| Sale Date | May 18th, 2023 |
| Bedrooms | 4 |
| Bathrooms | 4.00 |
| Full Baths | 3 |
| Half Baths | 1 |
| Square Footage | 3,445 |
| Acres | 2.63 |
| Year Built | 2020 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Status | Closed |

Community Information

| | |
|-------------|--------------------------------|
| Address | 1909 Barbaro Way |
| Subdivision | Reserve At Lake Travis Rvsd Lt |
| City | Spicewood |
| County | Travis |
| State | TX |
| Zip Code | 78669 |

Amenities

Utilities Cable Available, Electricity Connected, Fiber Optic Available, High

Speed Internet Available, Propane, Other, Phone Available, Sewer Not Available, See Remarks, Water Available, Underground Utilities

Features Barbecue, Clubhouse, Community Mailbox, Fishing, Game Room, Gated, Internet Access, Lake, Park, Pool, Planned Social Activities, Putting Green, Tennis Court(s)

Parking Attached, Garage

of Garages 3

Garages Garage Door Opener

View Hills, Panoramic

Waterfront Lake Privileges

Interior

Interior Concrete, Tile, Wood

Appliances Dryer, Dishwasher, Oven, Refrigerator, See Remarks, Washer

Heating Central, See Remarks

Cooling Central Air, See Remarks

Fireplace Yes

of Fireplaces 1

Fireplaces Gas, Gas Log, Living Room, Outside, Propane, See Remarks

of Stories 2

Stories Two

Exterior

Exterior Features Exterior Steps, Lighting, Private Yard, Rain Gutters, See Remarks

Lot Description Close to Clubhouse, Cul-De-Sac, Backs to Greenbelt/Park, Gentle Sloping, Landscaped, Moderate Trees, Sprinklers Automatic, See Remarks

Windows Blinds, Double Pane Windows, ENERGY STAR Qualified Windows, Insulated Windows, Solar Screens, Window Treatments

Roof Metal

Construction See Remarks

Foundation Slab

School Information

District Lake Travis ISD

Elementary West Cypress Hills

Middle Lake Travis

High Lake Travis