

# \$1,395,000 - 118 Lakota Pass, Austin

MLS® #5220713

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## \$1,395,000

4 Bedroom, 4.00 Bathroom, 4,502 sqft  
Residential on 0.44 Acres

Ridge at Alta Vista, Austin, TX

Beautiful show stopper two story home with panoramic views of Greenbelt! This 4 bedroom, 3.5 bathroom home features multiple living areas with a sun room off the kitchen with patio access, spacious loft upstairs that can be utilized as a game room, as well as a large flex/media room upstairs with a custom cabinetry and window seat with hill country views, and an entrance foyer that's a great place to greet guests. The dedicated office is accessed by elegant French Doors with enough space to put a small couch. The welcoming living room with a soaring ceiling has a wall of windows that stream in an abundance of natural light and a fireplace that's perfect for cold winter days. The open-concept kitchen overlooks the living room and the dining area and offers a large central kitchen island, ample countertop space, tons of cabinets, and stainless steel appliances including KitchenAid dishwasher & microwave & Viking cooktop with 900 cfm venting hood. The primary suite is situated away from the other secondary bedrooms, creating lots of privacy, and has an en-suite bathroom with a dual vanity, walk-in shower and a soaking tub. The elegant curved staircase leads up to the long cat walk where the secondary bedrooms are located at the ends of the walk. The expansive private backyard, with no neighbors behind, is an entertainer's dream with a large covered patio with remote-controlled solar shades and motorized louvered roof and is the perfect



space for a night of grilling BBQ with friends. Vast amounts of greenspace to place a trampoline and play set, or a pool. Don't miss out on this gem!

Built in 2007

### Essential Information

ListingFeed	abor_vow
MLS® #	5220713
List Price	\$1,395,000
Sale Price	\$1,340,000
Sale Date	July 27th, 2022
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	4,502
Acres	0.44
Year Built	2007
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### Community Information

Address	118 Lakota Pass
Subdivision	Ridge at Alta Vista
City	Austin
County	Travis
State	TX
Zip Code	78738

### Amenities

Utilities	Cable Available, Cable Connected, Electricity Connected, High Speed Internet Available, Propane, Phone Connected, Sewer Connected, Underground Utilities, Water Connected
Features	Common Grounds/Area, Clubhouse, Community Mailbox, Fitness Center, Gated, Playground, Pool, Sauna, Tennis Court(s)
Parking	Door-Multi, Door-Single, Garage, Parking Pad, Garage Faces Side

# of Garages	3
View	Park/Greenbelt, Hills
Waterfront	None

### **Interior**

Interior	Carpet, Tile, Wood
Appliances	Convection Oven, Double Oven, Dishwasher, Electric Oven, Gas Cooktop, Disposal, Gas Water Heater, Microwave, Water Purifier Owned, Range Hood, Stainless Steel Appliance(s)
Heating	Forced Air, Heat Pump, Zoned
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas Log
# of Stories	2
Stories	Two

### **Exterior**

Exterior Features	Garden, Rain Gutters
Lot Description	Backs to Greenbelt/Park, Landscaped, Private, Rolling Slope, Sprinklers Automatic, Few Trees, Views
Windows	Aluminum Frames, Blinds, Double Pane Windows, Plantation Shutters, Screens, Solar Screens, Window Coverings
Roof	Shingle
Construction	Masonry
Foundation	Slab

### **School Information**

District	Lake Travis ISD
Elementary	Lakeway
Middle	Hudson Bend
High	Lake Travis