

# **\$2,299,999 - 13400 Meridian Park Boulevard, Austin**

MLS® #5843773

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## **\$2,299,999**

6 Bedroom, 6.00 Bathroom, 5,398 sqft  
Residential on 1.00 Acres

Meridian Estates, Austin, TX

Luxury meets stature in this 6 bedroom, 5.5 bath custom home in the exclusive Meridian Estates neighborhood in Southwest Austin. Situated on a one acre lot backing to the greenbelt, this sprawling two-story home will give you the most space and privacy in the neighborhood and direct access to the hike/bike trail.

Your experience starts with a beautiful front yard and a deep driveway covered with trees that adds even more privacy from outside/in. The formal dining room, great room, kitchen, and breakfast areas flow seamlessly into each other and the floor to ceiling windows provide an abundance of natural light. The vaulted ceilings in the great room are accented with custom wood beams highlighting a row of architectural windows.

The kitchen is a chef's dream perfect for creating culinary masterpieces. Spacious secondary bedrooms are centered around a bonus media/ living room area. The closed-off study nook with built-ins is perfect for office or in-home schooling and studying. The primary suite offers a large bedroom, two walk-in closets, a tub and a large walk-in shower, and leads to a private gym that looks outside to the pool surrounded by lushly landscaped grounds. The upstairs features a large bedroom and private bathroom perfect for guests/in-law suite. The most square footage on the same floor adds another layer of



convenience to this thoughtfully designed floor plan. The backyard and pool area are an absolute oasis and the sports court is a fantastic addition. A resort-style living just 20-mins to downtown Austin and the Texas Hill Country alike allows you to enjoy Austin's vibrant dining and music scene, access Ladybird Lake activities as well as the thriving wineries and breweries. Don't miss the opportunity to make this house your home sweet home! Schedule a showing today. By Appointment Only. Buyer or buyer agent to verify all info.

Built in 2015

### Essential Information

ListingFeed	abor_vow
MLS® #	5843773
List Price	\$2,299,999
Sale Price	\$2,280,000
Sale Date	June 13th, 2024
Bedrooms	6
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	5,398
Acres	1.00
Year Built	2015
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### Community Information

Address	13400 Meridian Park Boulevard
Subdivision	Meridian Estates
City	Austin
County	Hays
State	TX
Zip Code	78739

## **Amenities**

Utilities	Electricity Connected, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected
Features	Common Grounds/Area, Community Mailbox, Playground, Pool
Parking	Additional Parking, Garage, Garage Faces Side
# of Garages	3
Garages	Garage Door Opener
View	Park/Greenbelt, Trees/Woods
Waterfront	None
Has Pool	Yes

## **Interior**

Interior	Carpet, Tile, Wood
Appliances	Built-In Gas Range, Built-In Oven, Built-In Refrigerator, Double Oven, Dishwasher, Trash Compactor, Tankless Water Heater
Heating	Heat Pump
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Masonry
# of Stories	2
Stories	Two

## **Exterior**

Exterior Features	Basketball Court, Balcony, Exterior Steps, Gas Grill, Lighting, Outdoor Grill, Private Yard, Rain Gutters, Sport Court
Lot Description	Back Yard, Front Yard, Landscaped, Level, Native Plants, Sprinkler - Rain Sensor, Many Trees, Sprinklers In Ground, Trees Large Size
Windows	None
Roof	Metal
Construction	Masonry, Stone Veneer
Foundation	Slab

## **School Information**

District	Austin ISD
Elementary	Baldwin
Middle	Gorzycki
High	Bowie