

\$3,363,780 - 601 Vendemmia Bend, Austin

MLS® #6224145

\$3,363,780

5 Bedroom, 6.00 Bathroom, 5,189 sqft
Residential on 1.08 Acres

The Peninsula at Rough Hollow, Austin, TX

This well-appointed under construction home is located in the prestigious Peninsula of Rough Hollow with an estimated completion date by EOY! Unique community features include a gated entrance w/daytime guards and a private day dock for residents only. Home is pre-wired for a pool and a design will be available but is not included in the price. The exterior boasts Cobrastone rattlesnake chop stone, a charcoal metal roof and a double iron front door. All interior & exterior selections have been made by nationally acclaimed Mary Dewalt Design Group and there is no opportunity for changes. The presentation, shown as the photos, is a close representation of selections but due to supply issues builder may change material prior to completion without notice. A Texas Association of Buildersâ€™™ contract will be used for this transaction. Idyllic panoramic hill country views are captured from both main floor large, covered patio and the second story covered terrace. Each patio/terrace is accessed through large sliding glass door systems. The downstairs highlights multiple entertaining areas and includes an outdoor kitchen, dining and living with a corner fireplace that all enclose behind retractable screens! A large open wine room with custom built-ins is positioned prominently in the home and serves as an adult gathering space. The study features exposed wood beams and is located off the entry and offers a short commute to the office from the master suite. A



suspended stair system with open risers and a tile accent wall offers a unique feature in this exceptional Texas Hill Country home. A private Casita is located on the first level while 3 secondary bedrooms with ensuite baths and a large game room and study center/media room are located on the second level. Views and outdoor living grace both levels! This home is nestled on a 1-acre lot leaving ample space for a pool and large yard for your people and pets!

Built in 2022

Essential Information

ListingFeed	abor_vow
MLS® #	6224145
List Price	\$3,363,780
Sale Price	\$2,850,000
Sale Date	May 31st, 2023
Bedrooms	5
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	5,189
Acres	1.08
Year Built	2022
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	601 Vendemmia Bend
Subdivision	The Peninsula at Rough Hollow
City	Austin
County	Travis
State	TX
Zip Code	78738

Amenities

Utilities	Electricity Connected, Sewer Connected, Underground Utilities, Water Connected, Propane
Features	Community Mailbox, Fitness Center, Golf, Pool, Trails/Paths, Airport/Runway, Gated, Lake, Park, Tennis Court(s)
Parking	Garage, Door-Multi, Driveway, Electric Vehicle Charging Station(s), Garage Faces Side
# of Garages	3
Garages	Garage Door Opener
View	Hills, Trees/Woods
Waterfront	None

Interior

Interior	Tile, Carpet, Wood
Appliances	Dishwasher, Microwave, Built-In Electric Oven, Built-In Freezer, Built-In Refrigerator, Convection Oven, Cooktop, Disposal, Warming Drawer
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Metal, Outside, Propane
# of Stories	2
Stories	Two

Exterior

Exterior Features	Balcony, Gas Grill
Lot Description	Landscaped, Sprinklers Automatic, Back Yard, Moderate Trees, Sloped Down
Windows	Insulated Windows, Low Emissivity Windows
Roof	Metal
Construction	Stone, Stucco
Foundation	Slab

School Information

District	Lake Travis ISD
Elementary	Rough Hollow
Middle	Bee Cave Middle School
High	Lake Travis