

\$1,325,000 - 5425 Tortuga Trail, Austin

MLS® #6226938

\$1,325,000

4 Bedroom, 3.00 Bathroom, 2,789 sqft
Residential on 0.17 Acres

Mount Bonnell Shores Sec 02, Austin, TX

Warm and welcoming quintessential family home in Mount Bonnell Shores is minutes from iconic Mount Bonnell and has Lake Austin access just a short walk away. Enjoy a neighborhood maintained private day dock and park/playground on the lake plus a walking trail by the lake which ends at the park. Your HOA dues of less than \$14/mo include these sought after amenities. Located in one of Austin's most desirable neighborhoods, you are minutes from downtown, UT, restaurants, shopping and major employers. Fantastic curb appeal with tall oak trees. Spacious downstairs living area has a wall of built-ins and a cozy fireplace with a gas starter equipped with a gas log set. The fully remodeled kitchen has stainless steel gas appliances, marble countertops, kitchen island and ample counter space. Entertain effortlessly with a formal dining area plus breakfast room. There are 4 bedrooms, one smartly located downstairs which can be used as an office or guest room, and a roomy Primary Retreat and Primary Bath located upstairs with the other two secondary bedrooms and secondary Jack 'n Jill bath. All bathrooms have granite countertops. A wonderful and roomy Game Room is also located upstairs. Huge 2-story decks span the back of the home providing fantastic outdoor living space both downstairs and upstairs. The Primary Retreat has private access to the upstairs deck and a great view of the backyard. Your backyard is low maintenance



and eco-friendly because it is 75% turfed. The remaining 25% is decomposed granite with a fun washer pit and is the perfect spot for a fire pit and chairs. The mosquito misting system surrounding the backyard goes off twice a day so that you can use your outdoor space year round. Because 5425 Tortuga Trl is the third home on the street directly off Mount Bonnell Rd, you have easy access in and out of the neighborhood. Floor plan and measurements available for review along with Seller's Disclosure Notice, Energy Audit, and Seller provided Survey and T47.

Built in 1985

Essential Information

ListingFeed	abor_vow
MLS® #	6226938
List Price	\$1,325,000
Sale Price	\$1,325,000
Sale Date	November 16th, 2022
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,789
Acres	0.17
Year Built	1985
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	5425 Tortuga Trail
Subdivision	Mount Bonnell Shores Sec 02
City	Austin
County	Travis
State	TX
Zip Code	78731

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Features	Dog Park, Fishing, Lake, Park, Trails/Paths, Curbs
Parking	Attached, Garage
# of Garages	2
Garages	Garage Door Opener
View	None
Waterfront	None

Interior

Interior	Carpet, Tile, Wood
Appliances	Dishwasher, Free-Standing Gas Range, Disposal, Gas Oven, Gas Water Heater, Microwave, Stainless Steel Appliance(s)
Heating	Central, Natural Gas
Cooling	Central Air, Ceiling Fan(s)
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Gas Log
# of Stories	2
Stories	Two

Exterior

Exterior Features	Exterior Steps, Misting System, Private Yard, Rain Gutters, See Remarks
Lot Description	Back Yard, Front Yard, Sprinklers In Front, Interior Lot, Many Trees, Sprinklers Automatic, Sprinklers In Ground
Windows	Window Coverings
Roof	Composition
Construction	Masonry
Foundation	Slab

School Information

District	Austin ISD
Elementary	Highland Park
Middle	Lamar (Austin ISD)
High	McCallum