

\$3,395,000 - 301 Avenue D, Marble Falls

MLS® #6723164

\$3,395,000

5 Bedroom, 4.00 Bathroom, 3,924 sqft
Residential on 0.34 Acres

Stone Cliff, Marble Falls, TX

Perched atop a beautiful south-facing waterfront lot with breathtaking panoramic views of Lake Marble Falls and the surrounding hill country, this contemporary home is a testament to luxurious living in harmony with nature. Recently completed in 2023, this property redefines modern elegance and serene lakeside living.

This generous 3,924 sqft home boasts 5 bedrooms and 4 bathrooms, thoughtfully designed to accommodate both grand entertaining and everyday living. Flooded with natural light, this open-concept interior includes large windows throughout allowing you to take in the incredible lake views!

With large glass sliders, the main level living area seamlessly transitions to the outdoor covered patio space, where the lake and hill country serve as the perfect backdrop for al fresco dining, or simply enjoying the serene environment.

The lower level living area is equipped with a built in bar, 3 additional bedrooms and 2 full bathrooms. Large glass sliding floor to ceiling windows on this level as well, allow you to invite the outdoors in as you step into the incredible outdoor living space with kitchen and infinity edge pool.

This home also includes a private, two-story boat dock, with the upper deck partially



covered and a boat slip and jet ski slip sized for most any watercraft you would have on this lake.Â

Situated in a prime location, this property grants easy access to the charm and amenities of Marble Falls, while the tranquility of the lake provides endless opportunities for water sports and relaxation right at your doorstep.

Built in 2023

Essential Information

ListingFeed	abor_vow
MLS® #	6723164
List Price	\$3,395,000
Sale Price	\$3,175,000
Sale Date	May 22nd, 2024
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	3,924
Acres	0.34
Year Built	2023
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	301 Avenue D
Subdivision	Stone Cliff
City	Marble Falls
County	Burnet
State	TX
Zip Code	78654

Amenities

Utilities	Cable Available, Electricity Connected, High Speed Internet Available, Propane, Sewer Connected, Water Connected
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Features	None
Parking	Attached, Garage
# of Garages	2
View	Bridge(s), Hills, Lake, Panoramic
Is Waterfront	Yes
Waterfront	Waterfront, Boat Ramp/Lift Access
Has Pool	Yes

Interior

Interior	Tile, Wood
Appliances	Built-In Refrigerator, Gas Range, Microwave
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas Starter, Living Room, Propane
# of Stories	2
Stories	Two

Exterior

Exterior Features	Boat Lift, Balcony, Dock, Exterior Steps, Outdoor Grill
Lot Description	City Lot, Native Plants, Sprinklers Automatic, Views
Windows	Aluminum Frames, Double Pane Windows, Insulated Windows
Roof	Metal
Construction	Stucco
Foundation	Slab

School Information

District	Marble Falls ISD
Elementary	Colt
Middle	Marble Falls
High	Marble Falls