

\$1,150,000 - 506 Rolling Green Drive, Lakeway

MLS® #7032068

\$1,150,000

5 Bedroom, 4.00 Bathroom, 3,467 sqft
Residential on 0.30 Acres

Lakeway Sec 22, Lakeway, TX

**AN OFFER HAS BEEN RECEIVED.
DEADLINE IS NOON ON MONDAY.**

Gorgeous five bedroom home located on the 12th green of Lakeway's renowned Yaupon Golf Course. Desirable Lakeway location in the front of the neighborhood allows for easy access to all of the area amenities and retail shops. Lake Travis ISD! Guests are first greeted with a large stone courtyard that provides a private area for relaxing and entertaining. The courtyard has large oak trees and the owners have plans for a pool to be added which would make the front and back yards very unique. The backyard is also fenced with wrought iron to keep from blocking the views of the golf course. Enjoy evenings on the gorgeous covered patio that sits up above the golf course. The desirable floor plan of the home boasts three bedrooms and three full bathrooms on the main level (including the primary suite) along with two large bedrooms and an over-sized game room on the second level. Both of the guest bedrooms on the first floor have private access to the courtyard and one in particular was designed to flex as an office providing work-from-home owners the ability to have clients visit their work space without entering the main home. New interior paint and carpet throughout. The main A/C unit was replaced less than 6 months ago. Custom drapery (including blackout drapes) conveyed with purchase. Extensive camera system inside and outside. Custom designed iron baby gate



at top of stairs. Architectural plans convey as well as the pool schematic. Visit www.lakeway-tx.gov for greater details on community amenities in this highly desirable area that's a golfer's dream where the schools are exemplary and Lake Travis is just down the road!

Built in 2007

Essential Information

ListingFeed	abor_vow
MLS® #	7032068
List Price	\$1,150,000
Sale Price	\$1,200,000
Sale Date	November 16th, 2021
Bedrooms	5
Bathrooms	4.00
Full Baths	4
Square Footage	3,467
Acres	0.30
Year Built	2007
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	506 Rolling Green Drive
Subdivision	Lakeway Sec 22
City	Lakeway
County	Travis
State	TX
Zip Code	78734

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Features	Barbecue, Common Grounds/Area, Clubhouse, Dog Park, Golf, Lake, Playground, Park, Pool, Airport/Runway, Sport Court(s), See Remarks,

	Sidewalks, Tennis Court(s), Trails/Paths
Parking	Attached, Driveway, Garage Faces Side
# of Garages	2
View	Golf Course
Waterfront	None

Interior

Interior	Carpet, Tile
Appliances	Dishwasher, Disposal, Gas Range, See Remarks, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room
# of Stories	2
Stories	Two

Exterior

Exterior Features	Lighting, Private Entrance, Private Yard, Uncovered Courtyard
Lot Description	Close to Clubhouse, On Golf Course, Sprinklers Automatic, Trees Large Size, Trees Medium Size
Windows	Double Pane Windows, Drapes
Roof	Composition
Construction	Masonry, Stone, Stucco
Foundation	Slab

School Information

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