

# \$1,590,000 - 1423 County Road 409, Spicewood

MLS® #7041062

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## \$1,590,000

3 Bedroom, 4.00 Bathroom, 5,334 sqft  
Residential on 12.55 Acres

None, Spicewood, TX

Endless Possibilities with this ONE-OF-A-KIND property in Spicewood! An investor's or wine-lover's dream with a location next door to Spicewood Vineyards. The property consists of 11.9 acres with an agricultural valuation currently in place, and a stunning custom-built home with 3 bedrooms and 3.5 baths. Amenities include multiple outdoor living spaces, library, wet bar and butler's pantry, office, dual living areas, and a butler's elevator. Immerse yourself in the picturesque scenery of the neighboring vineyard while relaxing on the screened-in front porch, 2nd floor solarium, or on one of the 2nd floor 2 balcony spaces. The property also includes two barns, a solar panel system, an 18,000 gallon rain-water collection system, a garden with irrigation system, 2-car garage, 2 gated entrances and an electric gate. Large basement with interior and exterior access, used by owners as a wine cellar. Short term rental, wedding venue, or tasting room potential!



Built in 1995

## Essential Information

ListingFeed	abor_vow
MLS® #	7041062
List Price	\$1,590,000
Sale Price	\$1,415,000
Sale Date	April 21st, 2023

Bedrooms	3
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	5,334
Acres	12.55
Year Built	1995
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### **Community Information**

Address	1423 County Road 409
Subdivision	None
City	Spicewood
County	Burnet
State	TX
Zip Code	78669

### **Amenities**

Utilities	See Remarks
Features	See Remarks
Parking	Additional Parking, Garage
# of Garages	3
View	Hills, Pasture, Trees/Woods, Panoramic, Vineyard
Waterfront	See Remarks

### **Interior**

Interior	Carpet, Wood
Appliances	Cooktop, Dishwasher, Exhaust Fan, Gas Range, Ice Maker, Double Oven, Refrigerator, Warming Drawer
Heating	Central, Fireplace(s)
Cooling	Central Air, Ceiling Fan(s)
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
# of Stories	2
Stories	Two

### **Exterior**

Exterior Features	Balcony, Private Entrance
Lot Description	Native Plants, Many Trees, Views, Garden
Windows	Insulated Windows
Roof	Metal
Construction	Masonry, Stone, Wood Siding
Foundation	Slab

### **School Information**

District	Marble Falls ISD
Elementary	Spicewood (Marble Falls ISD)
Middle	Marble Falls
High	Marble Falls