

# \$1,150,000 - 103 Kildrummy Lane, Austin

MLS® #7213109

---

## \$1,150,000

4 Bedroom, 4.00 Bathroom, 4,610 sqft  
Residential on 0.30 Acres

Rough Hollow- The Woodlands, Austin, TX

Updated home that is a true escape in the exclusive and active lifestyle and boating community of Rough Hollow in Lakeway Texas. Private view home site with no neighbor behind or to side and overlooks the pool oasis and the Texas Hill Country. Featuring Texas sandstone and stucco exterior setting on a corner site with a walking park as your neighbor. Open concept kitchen to great room and informal dining all overlooking the refreshing pool and multiple outdoor living areas. Owners suite and private office first floor with three additional bedrooms, game room and media room upstairs. Formal dining with butlers pantry and informal dining overlooking outdoor living and pool areas. Professional stainless kitchen appliances including a 36" range top, built-in double ovens microwave, refrigerator, appliance garage with microwave above, light colored granite counters, and white cabinets with lighting. Hardwood floors dominate downstairs. Recent updates include modern iron front and patio doors, Trane HVAC, double ovens, paint, carpet, light fixtures and LED lighting throughout and refinished wood floors. Multiple fenced yards for those furry family members or places for the younger ones to play and only a stones throw to the central amenity center area Highland Village. Home is ready for move-in to start enjoying the "Rough Life". Rough Hollow is ideally positioned for living convenience only minutes from the Rough Hollow Marina and restaurant,



championship golfing, the Lakeway and Bee Caves shopping and dining centers and minutes to exemplary Lake Travis Schools. Rough Hollow offers an onsite marina and restaurant, 4 pools with lazy river, play scape, tennis courts, sport and bocce court, dog park area, soccer fields, sand volleyball, two pavilions, 23 miles of hike and bike trails. On-site activities and HOA director.

Built in 2012

### Essential Information

ListingFeed	abor_vow
MLS® #	7213109
List Price	\$1,150,000
Sale Price	\$1,225,000
Sale Date	April 25th, 2023
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	4,610
Acres	0.30
Year Built	2012
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### Community Information

Address	103 Kildrummy Lane
Subdivision	Rough Hollow- The Woodlands
City	Austin
County	Travis
State	TX
Zip Code	78738

### Amenities

Utilities	Cable Available, Cable Connected, Electricity Connected, Fiber Optic
-----------	--

Available, High Speed Internet Available, Natural Gas Not Available, Phone Available, Propane, Sewer Connected, Underground Utilities, Water Connected

Features	Pool, Clubhouse, Common Grounds/Area, Community Mailbox, Dog Park, Fishing, Fitness Center, Golf, Internet Access, Kitchen Facilities, Lake, Park, Pet Amenities, Planned Social Activities, Playground, Property Manager On-Site, Restaurant, Sidewalks, Sport Court(s), Street Lights, Tennis Court(s)
Parking	Attached, Garage, Concrete, Door-Multi, Driveway, Garage Faces Front, Inside Entrance, Kitchen Level, Side By Side
# of Garages	3
Garages	Garage Door Opener
View	Canyon, Hills, Park/Greenbelt
Waterfront	Lake Privileges
Has Pool	Yes

### **Interior**

Interior	Carpet, Tile, Wood
Appliances	Dishwasher, Microwave, Built-In Oven, Built-In Refrigerator, Convection Oven, Disposal, Double Oven, ENERGY STAR Qualified Appliances, Gas Cooktop, Gas Water Heater, Plumbed For Ice Maker, Propane Cooktop, Refrigerator, Stainless Steel Appliance(s), Vented Exhaust Fan, Wine Refrigerator
Heating	Central, Ceiling, Exhaust Fan, Forced Air, Propane, Zoned
Cooling	Central Air, Ceiling Fan(s), Electric, Zoned
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas Log, Living Room, Propane
# of Stories	2
Stories	Two

### **Exterior**

Exterior Features	Exterior Steps, Gas Grill, Lighting, Outdoor Grill, Private Yard
Lot Description	Back Yard, Close to Clubhouse, Corner Lot, Front Yard, Landscaped, Native Plants, Sprinklers Automatic, Trees Medium Size, Views
Windows	Double Pane Windows, ENERGY STAR Qualified Windows, Insulated Windows, Low Emissivity Windows, Plantation Shutters, Screens, Vinyl
Roof	Composition
Construction	Frame, Asphalt, Attic/Crawl Hatchway(s) Insulated, Blown-In Insulation, Glass, HardiPlank Type, Masonry, Radiant Barrier, Stone Veneer,

Stucco

Foundation

Slab

**School Information**

District

Lake Travis ISD

Elementary

Serene Hills

Middle

Lake Travis

High

Lake Travis