

# **\$1,495,000 - 1209 Lake Shore Drive, Spicewood**

MLS® #7279887

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## **\$1,495,000**

6 Bedroom, 5.00 Bathroom, 3,542 sqft  
Residential on 1.89 Acres

Laguna Vista, Spicewood, TX

What a fantastic waterfront house with a spectacular view looking over the water where Lake Travis and the river come together. Excellent deep water here, not the back end of some dried up cove! This great view is facing east so you will have cool afternoon shade while enjoying your lakefront living. This home has been built with so many upgrades they are nearly too numerous to list such as wood floors, alder cabinets, stainless appliances, granite counters, designer hardware, upgraded bathrooms and 3 hvac systems. The home has 6 Bedrooms and 4.5 Bathrooms and is designed for privacy and views. The lot has a gentle slope so perfect you could walk right to the water in your slippers! There is plenty of room for your own private boat dock and the water is very deep on this stretch of the lake. To end a great day on the lake you can relax on one of three lakeview decks looking out over the water. This stretch of water is the perfect place for all your boating and water activities or just a great place to relax and enjoy the view. The water at this location is one of the deepest places on the river and there is plenty of room for your own boat dock. This area allows vacation rentals for your income option. The HOA has a private community boat ramp also.



Built in 2007

## **Essential Information**

ListingFeed	abor_vow
MLS® #	7279887
List Price	\$1,495,000
Sale Price	\$1,420,000
Sale Date	November 30th, 2021
Bedrooms	6
Bathrooms	5.00
Full Baths	4
Half Baths	1
Square Footage	3,542
Acres	1.89
Year Built	2007
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### **Community Information**

Address	1209 Lake Shore Drive
Subdivision	Laguna Vista
City	Spicewood
County	Travis
State	TX
Zip Code	78669

### **Amenities**

Utilities	Cable Connected, Electricity Connected, Propane, Phone Available
Features	Common Grounds/Area, Lake
Parking	Attached, Driveway, Garage Faces Front
# of Garages	2
View	Lake
Is Waterfront	Yes
Waterfront	Lake Front, Waterfront, Boat Ramp/Lift Access

### **Interior**

Interior	Carpet, Marble, Tile, Wood
Appliances	Double Oven, Dishwasher, Electric Cooktop, Microwave, Wine Cooler
Heating	Electric, Zoned
Cooling	Central Air, Electric, Zoned
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Living Room, Wood Burning
Stories	Multi/Split

### **Exterior**

Exterior Features	Balcony, Boat Ramp, Private Yard
Lot Description	Gentle Sloping, Sprinklers Automatic
Windows	Blinds, Insulated Windows
Roof	Metal
Construction	HardiPlank Type, Stone Veneer
Foundation	Slab

### **School Information**

District	Lake Travis ISD
Elementary	West Cypress Hills
Middle	Lake Travis
High	Lake Travis