

\$2,700,000 - 36 Pascal Lane, Austin

MLS® #7362735

\$2,700,000

5 Bedroom, 5.00 Bathroom, 4,385 sqft
Residential on 1.20 Acres

Rob Roy Ph 02, Austin, TX

Welcome to the elegance and exclusivity of Rob Roy, where luxury meets Austin's natural beauty. As a lifelong resident of this 24-hour guard-gated community since its inception in 1981, and previous tenant of this residence, I can confidently say that this 2-story custom home offers a great living experience.

With sunset views and a distant glimpse of Lake Austin, this property provides you with the unique opportunity to watch the Texas storms rolling in from the horizon. It's a front-row seat from the comfort of your own home.

With 5 spacious bedrooms, this residence is designed for comfortable living and entertainment. The primary bedroom, kitchen, office, and main living areas are all thoughtfully situated on the main level, offering convenience and accessibility.

Upstairs, you'll discover 4 additional bedrooms, 2 well-appointed bathrooms, and game room.

For those seeking the perfect work-from-home environment, a detached office through the 3-car garage provides an ideal private room, affording you a productive space without leaving the comfort of your private oasis. This would also make an ideal gym.

The backyard enjoys a sparkling pool and hot



tub.

This home has been lovingly updated, featuring a beautiful kitchen and well-appointed master bathroom. While it's ready for you to move in, most wouldn't do more than paint/carpet to personalize it with your own style.

In Rob Roy, you're not just buying a home; you're investing in a lifestyle. With a strong sense of community, top-rated schools, this neighborhood truly has it all. You're also just a short 20 minute drive from downtown Austin, 20 minutes to the airport and less than 10 from all the schools.

Don't miss the opportunity to experience the luxury, and convenience that this Rob Roy home offers. Come and see it in person! It's vacant and easy to show.

Built in 1982

Essential Information

| | |
|----------------|-------------------------|
| ListingFeed | abor_vow |
| MLS® # | 7362735 |
| List Price | \$2,700,000 |
| Sale Price | \$2,300,000 |
| Sale Date | April 2nd, 2024 |
| Bedrooms | 5 |
| Bathrooms | 5.00 |
| Full Baths | 3 |
| Half Baths | 2 |
| Square Footage | 4,385 |
| Acres | 1.20 |
| Year Built | 1982 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Status | Closed |

Community Information

| | |
|-------------|----------------|
| Address | 36 Pascal Lane |
| Subdivision | Rob Roy Ph 02 |
| City | Austin |
| County | Travis |
| State | TX |
| Zip Code | 78746 |

Amenities

| | |
|--------------|--|
| Utilities | Cable Available, Electricity Connected, High Speed Internet Available, Phone Available, Water Connected, Underground Utilities |
| Features | Gated |
| Parking | Door-Multi, Driveway, Garage, Garage Faces Side |
| # of Garages | 3 |
| Garages | Garage Door Opener |
| View | Hills, Panoramic, Pool, Trees/Woods |
| Waterfront | None |
| Has Pool | Yes |

Interior

| | |
|-----------------|--|
| Interior | Carpet, Marble, Stone, Tile, Wood |
| Appliances | Built-In Electric Oven, Cooktop, Dishwasher, Electric Oven, Disposal, Microwave, Refrigerator, Self Cleaning Oven, Stainless Steel Appliance(s), Wine Refrigerator |
| Heating | Central, Electric, Zoned |
| Cooling | Central Air, Electric, Zoned |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Great Room |
| # of Stories | 2 |
| Stories | Two |

Exterior

| | |
|-------------------|--|
| Exterior Features | Private Yard, Arbor |
| Lot Description | Back Yard, Front Yard, Sprinklers Automatic, Trees Large Size, Trees Medium Size |
| Windows | Double Pane Windows, Plantation Shutters |
| Roof | Composition |
| Construction | Brick Veneer, Frame |

Foundation Slab

School Information

| | |
|------------|--------------|
| District | Eanes ISD |
| Elementary | Bridge Point |
| Middle | Hill Country |
| High | Westlake |