

\$2,399,000 - 6300 Bernia Drive, Austin

MLS® #7500367

\$2,399,000

5 Bedroom, 6.00 Bathroom, 4,479 sqft
Residential on 0.50 Acres

Avana Ph 3, Austin, TX

With commanding presence, hill country views, a 0.49 acre lot and bonus 0.65 acres for owner's exclusive use, this fantastic home in gated Avana Estates is gorgeous, spacious inside and out and absolutely sure to please. The coveted enclave of just 20 homes boasts private greenspace as well as access to Circle C amenities, Austin schools and services, is a short and easy commute to retail and the Austin core and provides the perfect spaces to retreat, entertain, work from home, explore and live your best life.

Enter into a bright and open main floor with a grand entry, formal and breakfast dining, open gourmet kitchen, dedicated office, primary suite with beautifully finished bath and views onto the pool and yard beyond. Two additional bedrooms downstairs, one with en-suite bath, another full bathroom and half bath for guests.

Upstairs are two more bedrooms, one with en-suite bath and another full bath, family room and bonus flex room currently used as a 6th bedroom but could also be home theater, playroom with generous attic storage space through the half door.

The large and level back yard features a covered patio with northern exposures for shaded relief whenever you and your guests aren't enjoying the sparkling pool with hot tub, waterfalls, additional decking and sound system. Explore beyond the rock stairs to your exclusive additional outdoor space that extends another 400 feet into the hill country.



A private trail for enclave owners waits just down the street to lead you to a secret fishing spot along the banks of Bear Creek. 6300 Bernia is a truly outstanding (and rare) offering that checks all of the boxes!

Built in 2016

Essential Information

| | |
|----------------|-------------------------|
| ListingFeed | abor_vow |
| MLS® # | 7500367 |
| List Price | \$2,399,000 |
| Sale Price | \$2,275,000 |
| Sale Date | May 31st, 2022 |
| Bedrooms | 5 |
| Bathrooms | 6.00 |
| Full Baths | 5 |
| Half Baths | 1 |
| Square Footage | 4,479 |
| Acres | 0.50 |
| Year Built | 2016 |
| Type | Residential |
| Sub-Type | Single Family Residence |
| Status | Closed |

Community Information

| | |
|-------------|-------------------|
| Address | 6300 Bernia Drive |
| Subdivision | Avana Ph 3 |
| City | Austin |
| County | Hays |
| State | TX |
| Zip Code | 78739 |

Amenities

| | |
|--------------|---|
| Utilities | Natural Gas Connected, Sewer Connected, Water Connected |
| Features | Common Grounds/Area, Gated, Playground, Park, Pool |
| Parking | Additional Parking, Garage, RV Access/Parking |
| # of Garages | 4 |
| View | Hills, Trees/Woods |

| | |
|------------|------|
| Waterfront | None |
| Has Pool | Yes |

Interior

| | |
|-----------------|--------------------------------|
| Interior | Carpet, Tile, Wood |
| Appliances | Built-In Gas Oven, Gas Cooktop |
| Heating | Central, Natural Gas |
| Cooling | Central Air, Multi Units |
| Fireplace | Yes |
| # of Fireplaces | 1 |
| Fireplaces | Gas |
| # of Stories | 2 |
| Stories | Two |

Exterior

| | |
|-------------------|--|
| Exterior Features | RV Hookup |
| Lot Description | Backs to Greenbelt/Park, Landscaped, Many Trees, Sprinklers Automatic, See Remarks |
| Windows | Low Emissivity Windows, Vinyl |
| Roof | Composition |
| Construction | Stone Veneer, Stucco |
| Foundation | Slab |

School Information

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|------------|------------|
| District | Austin ISD |
| Elementary | Bear Creek |
| Middle | Gorzycki |
| High | Bowie |