

\$1,150,000 - 4909 Mandevilla Drive, Austin

MLS® #7934405

\$1,150,000

4 Bedroom, 4.00 Bathroom, 3,449 sqft
Residential on 0.21 Acres

Greyrock Ridge Ph 3, Austin, TX

Built in 2016, enjoy this light-filled, contemporary, cul-de-sac home has an open floor plan (3,449 sqft) with soaring ceilings and high-end finishes. Conveniently located and tucked away in Greyrock Ridge of Circle C, this one-owner, 4 bedroom, 4 bath home is in immaculate condition and move-in ready. Dedicated home office, second living area and additional flex room upstairs that can be another office, hobby room, media room or exercise room. Roomy secondary bedrooms all with walk-in closets.

The spacious living room has a corner, gas log fireplace is open to the gourmet kitchen. Three dining areas include a long, center island breakfast bar with granite counters. Easy maintenance, wood-look tile flooring throughout the main area. The substantial, open kitchen is equipped with a natural gas cooktop, stainless appliances, built-in oven, microwave and generous counter space for cooking and entertaining. Luxurious primary bath has dual vanities, frameless shower and separate garden tub.

Guest room with private bath is on the main floor. Laundry room is conveniently located just off the primary closet and offers additional access to the hall. Built-in drop zone greets you as you enter the home from the garage.

The backyard has a raised bed garden and backs to a small green space offering a green



view and privacy. In-ground sprinkler system for entire yard. Wrought iron and wood privacy fencing.

Immediate access to Mopac and 45 toll road. 15 minutes to downtown Austin. 20 minutes to Bergstrom Airport. Enjoy the community pool and playground in walking distance and all the amenities Circle C has to offer. Nearby you will find the Veloway, Violet Crown hike and bike trails, Lady Bird Johnson Wildflower Center, Greyrock Ridge Golf Club, and Circle C Tennis Club, and Alamo Drafthouse Movie Theatre. Award winning A.I.S.D. schools and private day care in walking distance. Contact your REALTOR for a private showing.

Built in 2016

Essential Information

ListingFeed	abor_vow
MLS® #	7934405
List Price	\$1,150,000
Sale Price	\$1,060,000
Sale Date	September 20th, 2022
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,449
Acres	0.21
Year Built	2016
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	4909 Mandevilla Drive
Subdivision	Greyrock Ridge Ph 3
City	Austin

County	Travis
State	TX
Zip Code	78739

Amenities

Utilities	Cable Connected, Electricity Connected, Fiber Optic Available, Natural Gas Connected, Phone Connected, Sewer Connected, Underground Utilities, Water Connected
Features	Common Grounds/Area, Pool, Clubhouse, Curbs, Playground, Trails/Paths
Parking	Driveway, Garage Faces Front, Garage, Inside Entrance, Kitchen Level, Side By Side
# of Garages	2
Garages	Garage Door Opener
View	Park/Greenbelt
Waterfront	None

Interior

Interior	Tile, Carpet, Wood
Appliances	Microwave, Built-In Electric Oven, ENERGY STAR Qualified Appliances, ENERGY STAR Qualified Dishwasher, ENERGY STAR Qualified Refrigerator, Gas Cooktop, Gas Water Heater, Tankless Water Heater
Heating	Central, Exhaust Fan, ENERGY STAR Qualified Equipment, Natural Gas
Cooling	Central Air, Ceiling Fan(s), Electric
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas Log
# of Stories	2
Stories	Two

Exterior

Exterior Features	Garden, No Exterior Steps
Lot Description	Landscaped, Level, Backs to Greenbelt/Park, Cul-De-Sac, Near Golf Course, Sprinkler - Rain Sensor, Sprinklers Automatic, Sprinklers In Front, Sprinklers In Ground, Sprinklers In Rear, Sprinklers On Side, Trees Medium Size
Windows	Screens, Window Treatments
Roof	Composition, Shingle
Construction	Frame, Masonry, Stone, Stucco

Foundation Slab

School Information

District Austin ISD

Elementary Baranoff

Middle Bailey

High Bowie