

\$3,499,000 - 3204 Aztec Fall Cove, Austin

MLS® #7991412

\$3,499,000

7 Bedroom, 10.00 Bathroom, 8,202 sqft
Residential on 0.61 Acres

Westview On Lake Austin Ph B, Austin, TX

Located in the Somerset at Westview neighborhood—a desirable gated community in Westlake—this home is a car enthusiast's dream with a unique 12-car garage with space to park an RV. Boasting 7 bedrooms, 7 full and 3 half bathrooms, as well as 3 fireplaces, this residence was designed to entertain with an exceptional backyard and an open-concept floor plan. This home is part of highly rated Eanes ISD and is just 20 minutes from Downtown and less than 10 minutes from Austin Country Club.

Many of the rooms in this home offer views of Downtown Austin in the distance. The living room is complete with coffered ceilings, a rock fireplace, and custom built-ins. Leave both sets of French doors open to the backyard to merge indoor and outdoor living. The large and open kitchen is outfitted with stainless steel appliances and granite countertops. Take advantage of the well-appointed butler's pantry for additional prep space and storage. Enjoy the glassed-in sunroom on the second level with beautiful views of the rolling green landscape with Downtown Austin beyond. The home offers a theater room, a study, spacious bedrooms with large windows and walk-in closets, a second level wet bar in the upstairs living room, and several terraces for easy access to the outdoors.

The private backyard is surrounded by mature trees and landscaping. Go for a swim in the pool with a grotto-style fountain or relax in the hot tub on the elevated portion of the backyard



that enhances the privacy and also offers calm green space. The covered back patio is perfect for staying in the shade on hot summer days and features a spiral staircase that leads to the second floor terrace. The massive garage features a bathroom that is also accessible from the pool area for convenience. This property is one of the most unique opportunities to buy in the Westlake area.

Built in 2001

Essential Information

ListingFeed	abor_vow
MLS® #	7991412
List Price	\$3,499,000
Sale Price	\$3,350,000
Sale Date	April 29th, 2022
Bedrooms	7
Bathrooms	10.00
Full Baths	7
Half Baths	3
Square Footage	8,202
Acres	0.61
Year Built	2001
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	3204 Aztec Fall Cove
Subdivision	Westview On Lake Austin Ph B
City	Austin
County	Travis
State	TX
Zip Code	78746

Amenities

Utilities	Electricity Connected, Water Connected
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Features	Common Grounds/Area, Gated
Parking	Attached, Door-Multi, Garage, Garage Faces Side, RV Garage
# of Garages	12
View	City, Hills
Waterfront	None

Interior

Interior	Carpet, Tile, Wood, Stone
Appliances	Built-In Range, Double Oven, Dishwasher, Exhaust Fan, Disposal, Microwave, Refrigerator, Stainless Steel Appliance(s)
Heating	Central, Fireplace(s)
Cooling	Central Air, Ceiling Fan(s)
Fireplace	Yes
# of Fireplaces	3
Fireplaces	Double Sided, Family Room, Living Room, Primary Bedroom
# of Stories	2
Stories	Two

Exterior

Exterior Features	Balcony, Barbecue, Exterior Steps, Lighting, Private Yard
Lot Description	Back Yard, Cul-De-Sac, Landscaped, Trees Large Size, Views, Xeriscape
Windows	Window Treatments
Roof	Shingle
Construction	Stone, Stone Veneer, Stucco
Foundation	Slab

School Information

District	Eanes ISD
Elementary	Eanes
Middle	Hill Country
High	Westlake