

# \$1,775,000 - 12532 Triple Creek Drive, Dripping Springs

MLS® #8238620

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## \$1,775,000

5 Bedroom, 6.00 Bathroom, 4,082 sqft  
Residential on 2.08 Acres

Triple Creek Ranch Sec 1, Dripping Springs, TX

These two private acres offer grounds for a main home and a casita with a walkway down to your own private Barton Creek frontage (over 300 feet). The main home has 5 bedrooms, and 5 full bathrooms with 3 of those bedrooms on the main floor. The casita was formerly a recording studio with a half bathroom, pre-framed for an extra 4X8 window, and is now functional as a detached flex space, or a private "work from home" office. This property is located in the highly sought after gated Triple Creek neighborhood at the end of the private cul-de-sac. Only a few homes are fortunate enough to have their own private access to Barton Creek, although there is also a separate private HOA entrance exclusively for the community. Triple Creek is located off of Fitzhugh Road which leads to HWY 290, a corridor that leads to the heart of Dripping Springs in about 10 minutes and Downtown Austin in about 30 minutes.



Built in 2004

## Essential Information

ListingFeed	abor_vow
MLS® #	8238620
List Price	\$1,775,000
Sale Price	\$1,885,000
Sale Date	September 30th, 2021
Bedrooms	5
Bathrooms	6.00

Full Baths	5
Half Baths	1
Square Footage	4,082
Acres	2.08
Year Built	2004
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### **Community Information**

Address	12532 Triple Creek Drive
Subdivision	Triple Creek Ranch Sec 1
City	Dripping Springs
County	Hays
State	TX
Zip Code	78620

### **Amenities**

Utilities	Electricity Available, Propane
Features	Common Grounds/Area, Gated, Park, Trails/Paths
Parking	Attached, Garage Faces Side
# of Garages	3
View	Park/Greenbelt, Hills, Creek/Stream, Trees/Woods, Water
Is Waterfront	Yes
Waterfront	Creek, Waterfront

### **Interior**

Interior	Carpet, Tile, Wood
Appliances	Built-In Refrigerator, Cooktop, Double Oven, Dishwasher, Disposal
Heating	Central, Propane
Cooling	Central Air, Electric
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas, Gas Log, Living Room
# of Stories	2
Stories	Two

### **Exterior**

Exterior Features	Balcony, Private Entrance, Private Yard, See Remarks
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Lot Description	Cul-De-Sac, Backs to Greenbelt/Park, Landscaped, Private, Sprinklers Automatic, Trees Large Size, Views
Windows	Double Pane Windows
Roof	Composition
Construction	Masonry, Stone Veneer, Stucco
Foundation	Slab

### **School Information**

District	Dripping Springs ISD
Elementary	Dripping Springs
Middle	Dripping Springs Middle
High	Dripping Springs