

\$1,095,000 - 12316 Carlsbad Drive, Austin

MLS® #8385504

\$1,095,000

4 Bedroom, 4.00 Bathroom, 3,353 sqft
Residential on 0.20 Acres

Lake Pointe, Austin, TX

Featuring spacious sunny rooms, a comfortable floor plan, and an updated kitchen, this home is sure to capture your heart. The main level boasts a generous primary suite perfect for unwinding, along with large living, dining, and breakfast areas. Upstairs, enjoy an expansive game room connecting three sizable bedrooms and two full baths, ideal for families or hosting guests.

Outside, you'll find a large east-facing patio with afternoon shade, a flat low-maintenance backyard (plenty of room for a pool), and access to a wealth of neighborhood amenities including top-rated Lake Pointe Elementary, parks, a resort-style pool, and serene walking paths leading to Lake Austin via a private dock. The prime location offers easy access to the hill country and downtown Austin via multiple routes.

Whether you're seeking a peaceful retreat or a vibrant hub for entertaining, this exceptional property fulfills every desire. Schedule your tour today and experience it firsthand!

Embrace the Lake Pointe lifestyle! Enjoy the convenience of an exemplary elementary school, a neighborhood pool and park within walking distance, and a walking path that leads directly to the Hill Country Galleria for



shopping and dining. Explore miles of nature trails that wind down to the private Lake Pointe dock on Lake Austin - the perfect escape for unwinding after a long day.

With three routes to downtown Austin, this exceptional location offers the best of both worlds: tranquility and easy access to downtown.

Built in 2001

Essential Information

ListingFeed	abor_vow
MLS® #	8385504
List Price	\$1,095,000
Sale Price	\$1,065,000
Sale Date	April 30th, 2024
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,353
Acres	0.20
Year Built	2001
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	12316 Carlsbad Drive
Subdivision	Lake Pointe
City	Austin
County	Travis
State	TX
Zip Code	78738

Amenities

Utilities	Electricity Available
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Features	Common Grounds/Area, Playground, Pool, Trails/Paths, Curbs, Tennis Court(s)
Parking	Attached, Garage Faces Front, Garage
# of Garages	2
Garages	Garage Door Opener
View	None
Waterfront	None

Interior

Interior	Carpet, Wood
Appliances	Built-In Oven, Cooktop, Dishwasher, Exhaust Fan, Disposal, Microwave, Electric Oven
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning, Family Room
# of Stories	2
Stories	Two

Exterior

Exterior Features	Rain Gutters
Lot Description	Sprinklers In Rear, Sprinklers In Front, Sprinklers Automatic, Trees Medium Size, Sprinklers On Side
Windows	Screens
Roof	Composition
Construction	Masonry
Foundation	Slab

School Information

District	Lake Travis ISD
Elementary	Lake Pointe
Middle	Lake Travis
High	Lake Travis