

\$4,250,000 - 2512 River Hills Road, Austin

MLS® #8658465

\$4,250,000

6 Bedroom, 5.00 Bathroom, 4,635 sqft
Residential on 1.25 Acres

Wofford W, Austin, TX

A one-of-a-kind property, designed by architect firm Alterstudio architects & located on Austin's celeb-filled River Hills Drive, is now on the market for \$4.25 million. This modern home at 2512 River Hills Road was completed in 2019 & includes five bedrooms, four bathrooms (4011sf) in the main house + one bedroom, one bath (624sf) in the original guest cottage. The unique 1.25-acre property includes expansive views of Lake Austin's valley ridge, a resort-style pool, a renovated original cottage, & space for an urban farm/garden. It also includes an easement giving access to Lake Austin, located across the street, & is zoned for Eanes ISD.

A private gate leads to the house which features an open-concept first floor and soaring 15-foot ceilings. The home is accentuated by the solid oak pivot front door, custom steel, & concrete features, & floor-to-ceiling windows. A sunken living room is centered around a grand-yet-modern fireplace, & Fleetwood glass doors open to the oasis-like pool and lush landscaping ideal indoor-outdoor living. The chef's kitchen has designer details, Thermador appliances, Decor fridge, & waterfall quartzite counters. A downstairs bedroom & bathroom can be utilized for guests or a home office. A mudroom with custom cabinets provides additional storage.

In the primary suite, a unique hidden door can



be shut to create an owner's oasis. The suite features floor-to-ceiling windows, a spa-like bathroom with double vanity, & a luxurious shower big enough for two. A hallway leads past three additional bedrooms & two full bathrooms before opening into a grand living room with oversized windows.

The original cottage, a one-bedroom, one-bath guest quarters was restored to its vintage charm. A large outdoor fireplace, twinkle lights, & a hammock make an ideal outdoor entertaining space while an onsite barn, chicken coop, and horse corral. The property comes with 50 x100 feet of deeded lakefront access for easy access to Lake Austin.

Built in 2019

Essential Information

ListingFeed	abor_vow
MLS® #	8658465
List Price	\$4,250,000
Sale Price	\$4,200,000
Sale Date	August 15th, 2022
Bedrooms	6
Bathrooms	5.00
Full Baths	5
Square Footage	4,635
Acres	1.25
Year Built	2019
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	2512 River Hills Road
Subdivision	Wofford W
City	Austin
County	Travis

State	TX
Zip Code	78733

Amenities

Utilities	Electricity Connected
Features	None
Parking	Carport, Driveway, Electric Gate
View	Hills, Panoramic
Waterfront	Lake Privileges, See Remarks
Has Pool	Yes

Interior

Interior	Concrete, Wood
Appliances	Dishwasher, Gas Cooktop, Refrigerator
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room
# of Stories	2
Stories	Two

Exterior

Exterior Features	Balcony, Private Yard, See Remarks
Lot Description	Landscaped, Private, Many Trees, Sprinklers Automatic, Trees Large Size
Windows	ENERGY STAR Qualified Windows, Insulated Windows, See Remarks
Roof	See Remarks
Construction	Metal Siding, See Remarks, Stucco
Foundation	Pillar/Post/Pier, Slab

School Information

District	Eanes ISD
Elementary	Valley View
Middle	West Ridge
High	Westlake