

# \$1,750,000 - 202 Colca Cove, Lakeway

MLS® #8663217

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## \$1,750,000

5 Bedroom, 6.00 Bathroom, 5,021 sqft  
Residential on 0.31 Acres

VISTA RIDGE; LAKEWAY HIGHLANDS; ROUGH HOLLOW, Lakeway, TX

Exquisite Estate in EXCLUSIVE Rough Hollow enclave! Transitional style with a touch of modern provides a peaceful haven to build years of family memories. Featuring SOARING ceilings with dramatic windows that bring the outdoors and natural light to the inside.

STUNNING VIEWS of Mt. Lakeway and the preserve surround you and are showcased from nearly all parts of the home. Wide plank hardwood floors pave the way through the main level and into the POSH kitchen with professional grade appliances, white custom cabinetry, and quartz counters. The kitchen is not to be outdone by the oversized

mud/laundry room with full-sized refrigerator and built ins. Main level also offers a private office, mother-in-law suite with full bath, and owner's retreat that would rival the Ritz! Awaken each morning to panoramic views and enjoy the LUXURIOUS bathroom that boasts a cast-iron bathtub, walk-in shower with multiple heads, and MORE! Upstairs, you can choose from the secondary living space, decked-out media room, or exercise studio that overlooks the trails and VIEWS! 3 LARGE bedrooms upstairs, each with its own full bathroom. Once outside, you will be swept away by breathtaking surroundings! Nature lovers will enjoy sitting on the covered patio near the outdoor fireplace while enjoying the serene surroundings. This cul-de-sac lot offers one of the largest and flattest backyards in the area, IDEAL for a pool, pets, or playscape. EXTENSIVE upgrades totaling over \$500k



include enlarged garage spaces, enlarged interior spaces, MANY smart home features for lighting and security, plantation shutters, GOOGLE FIBER, and MORE! Full list available upon request. Better than new with upgrades that add up to MORE than \$60/sf! Large, flat VIEW lot that cannot be duplicated! Minutes from Rough Hollow Yacht Club & Marina, Canyon Grille, SHAPE Fitness Center, shopping/dining, four pools, splash pad, and exemplary LT schools. Rough Hollow hosts gatherings to create friendships between neighbors.

Built in 2020

### Essential Information

ListingFeed	abor_vow
MLS® #	8663217
List Price	\$1,750,000
Sale Price	\$1,750,000
Sale Date	March 28th, 2023
Bedrooms	5
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	5,021
Acres	0.31
Year Built	2020
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### Community Information

Address	202 Colca Cove
Subdivision	VISTA RIDGE; LAKEWAY HIGHLANDS; ROUGH HOLLOW
City	Lakeway
County	Travis
State	TX
Zip Code	78738

## Amenities

Utilities	Electricity Available, Propane, Sewer Connected, Underground Utilities
Features	Common Grounds/Area, Clubhouse, Community Mailbox, Dog Park, Fitness Center, Golf, Lake, Pet Amenities, Playground, Park, Pool, Restaurant, Sidewalks, Trails/Paths, Curbs, Fishing, Internet Access, Shopping, Suburban
Parking	Attached, Garage Faces Front, Garage, Garage Faces Side, Door-Multi, Underground
# of Garages	3
View	Park/Greenbelt, Neighborhood, Trees/Woods, Hills, Panoramic
Waterfront	None

## Interior

Interior	Carpet, Tile, Wood
Appliances	Bar Fridge, Built-In Refrigerator, Dishwasher, Exhaust Fan, Gas Cooktop, Disposal, Gas Water Heater, Microwave, Refrigerator, Range Hood, Double Oven, Dryer, Warming Drawer, Washer, Water Softener, Wine Refrigerator
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	2
Fireplaces	Family Room, Outside
# of Stories	2
Stories	Two

## Exterior

Exterior Features	Balcony, Private Yard
Lot Description	Back Yard, Cul-De-Sac, Front Yard, Landscaped, Level, Near Golf Course
Windows	Double Pane Windows
Roof	Composition, Tile
Construction	Stone, Stucco
Foundation	Slab

## School Information

District	Lake Travis ISD
Elementary	Rough Hollow
Middle	Lake Travis
High	Lake Travis