

# \$1,300,000 - 3112 Eanes Circle, Austin

MLS® #8735094

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## \$1,300,000

4 Bedroom, 2.00 Bathroom, 2,370 sqft  
Residential on 0.32 Acres

Beecave Woods Sec 02, Austin, TX

This charming single-story house is located in "close-in" Westlake. This property offers the perfect blend of convenience, tranquility, and excellent educational opportunities within the prestigious Eanes Independent School District. With its proximity to downtown, you'll enjoy the best of both worlds – a peaceful suburban retreat and easy access to the vibrant heart of the city.

Nestled on a spacious lot, this lovely home boasts a large back yard that provides endless possibilities. Whether you envision expanding the house to accommodate a growing family or creating a luxurious oasis with a sparkling swimming pool, the potential for customization is boundless.

\*Owner/Agent

Built in 1980

## Essential Information

ListingFeed	abor_vow
MLS® #	8735094
List Price	\$1,300,000
Sale Price	\$1,305,500
Sale Date	November 15th, 2023
Bedrooms	4
Bathrooms	2.00
Full Baths	2



Square Footage	2,370
Acres	0.32
Year Built	1980
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### **Community Information**

Address	3112 Eanes Circle
Subdivision	Beecave Woods Sec 02
City	Austin
County	Travis
State	TX
Zip Code	78746

### **Amenities**

Utilities	Cable Connected, Electricity Connected, Fiber Optic Available, Natural Gas Connected, Sewer Connected, Water Connected
Features	None
Parking	Detached, Garage
# of Garages	2
View	None
Waterfront	None

### **Interior**

Interior	Concrete, Stone, Wood
Appliances	Built-In Electric Oven, Bar Fridge, Dishwasher, Gas Cooktop, Microwave, Wine Refrigerator
Heating	Central, Electric, Fireplace(s), Heat Pump
Cooling	Central Air, Ceiling Fan(s), Electric
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room
# of Stories	1
Stories	One

### **Exterior**

Exterior Features	Barbecue, Private Yard
Lot Description	Back Yard, Sprinklers Automatic, Trees Medium Size, Xeriscape

Windows	Wood Frames
Roof	Composition
Construction	Brick Veneer
Foundation	Slab

### **School Information**

District	Eanes ISD
Elementary	Cedar Creek (Eanes ISD)
Middle	Hill Country
High	Westlake