

# \$1,395,000 - 471 Anfield Circle, Austin

MLS® #8769188

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## \$1,395,000

4 Bedroom, 4.00 Bathroom, 3,625 sqft  
Residential on 0.20 Acres

Lakeway Highlands Ph 2 Sec 4, Austin, TX

Welcome to the most modern house in the rolling hills of Rough Hollow, Lakeway. The entrance will leave you speechless with a ten-foot crystal chandelier. The floor plan offers large, open rooms that are perfect for entertaining accompanied by a Chefs kitchen with fully upgraded professional appliances and a 36" gas range. Spend your days in the open living room with a newly installed 21" stone wall. The owners retreat located downstairs features a spa-like shower centered around a beautiful soaking tub. Host your guests in the large movie theatre upstairs with 5.1.2 Dolby Atmos surround sound or bring them outside to relax on the covered back patio & soak up the warm Texas evenings. This residence is still under its warranty as it is just eight months old and located on a unique lot with panoramic hill country views from the front of the house.

The seller has ordered custom matching cabinets for the laundry room & a dry bar install for the living room. Turn-key option available plus there is plenty of room for a pool.

Enjoy resort style amenities at two community centers & a fantastic lake lifestyle. It's all here waiting for you "come live "The Rough Life." The Location: Just 30 minutes from downtown Austin you will find Rough Hollow - a resort style community on the prestigious South shore of Lake Travis. Featuring direct



lake access, breathtaking Hill Country views and world-class amenities such as the Rough Hollow Yacht Club and Marina, Canyon Grille, miles of hike and bike trails, luxurious pools, gym, pavilion & Highland Village: a water-themed amenities center. Rough Hollow offers an unparalleled lakeside lifestyle close to dining, shopping, golf & tennis. It's all here waiting for you to come live the "Rough Life."

Built in 2020

### Essential Information

ListingFeed	abor_vow
MLS® #	8769188
List Price	\$1,395,000
Sale Price	\$1,300,000
Sale Date	August 30th, 2021
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,625
Acres	0.20
Year Built	2020
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### Community Information

Address	471 Anfield Circle
Subdivision	Lakeway Highlands Ph 2 Sec 4
City	Austin
County	Travis
State	TX
Zip Code	78738

### Amenities

Utilities Cable Connected, Electricity Connected, Propane, Phone Connected,

Sewer Connected, Water Connected, Underground Utilities

Features	Common Grounds/Area, Clubhouse, Community Mailbox, Dog Park, Fitness Center, Golf, Lake, Pet Amenities, Playground, Park, Pool, Planned Social Activities, Restaurant, Airport/Runway, Sport Court(s), Street Lights, Sidewalks, Tennis Court(s), Trash Pickup Door to Door, Trails/Paths, Curbs
Parking	Attached, Garage, Off Street
# of Garages	2
Garages	Garage Door Opener
View	Hills
Waterfront	None

### **Interior**

Interior	Carpet, Tile
Appliances	Built-In Oven, Dishwasher, Gas Cooktop, Disposal, Vented Exhaust Fan
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room
# of Stories	2
Stories	Two

### **Exterior**

Exterior Features	Dock
Lot Description	Front Yard, Landscaped, Sprinklers Automatic, Few Trees, Trees Small Size
Windows	Blinds
Roof	Composition, Metal
Construction	Masonry, Stone Veneer, Stucco
Foundation	Slab

### **School Information**

District	Lake Travis ISD
Elementary	Serene Hills
Middle	Lake Travis
High	Lake Travis