

\$1,995,000 - 1812 Murano Lane, Leander

MLS® #8802300

\$1,995,000

5 Bedroom, 6.00 Bathroom, 6,584 sqft
Residential on 0.36 Acres

Travisso Ph 3 Secs 1 & 3, Leander, TX

Stunning Toll Brothers Sandhaven floorplan in award-winning community of Travisso. This home exudes a contemporary elegance as you drive up to the impressive exterior with governor's driveway, beautiful white stucco exterior, & dark gray tiled roof. The foyer greets you with bright porcelain-tile floors, a dramatic curved bifurcated staircase, & a custom marble-tile rotunda. Owner's office/study has a 2-story ceiling & curved bay windows. Step into spacious 2-story family room with a wall of sliding glass doors to the oversized covered rear patio. One of 2 complete owner's suites on first floor + a full second guest bedroom & en-suite bath, study, kitchen, formal dining, walk-in pantry, & laundry room. Fantastic kitchen w/ generous granite waterfall island, glass-front cabinetry, double ovens, deep stainless sink, & reverse osmosis water filtration system. Owner's suite has a spectacular oversized bath with opulent walk-in spa shower + soaking tub, & 2 enormous walk-in closets. A second owner's suite on 2nd level w/ luxurious walk-in shower + jetted tub, + built-in cabinetry & desk. 2nd level offers 2 more bedrooms (each with its own en-suite bathroom), + a game room, + media room. Game room has built-in bar & refrigerator. Media room with fully equipped movie theater set-up incl. a projector, massive 135" projector screen, & built-in surround sound speakers. Laundry room w/ tons of cabinets + a sink, & room for refrigerator. Texas-sized rear patio (approx.



20' x 36') w/ 2-story entertainment space & separate alfresco dining area. Patio has custom remote-controlled solar shades. Countless luxurious features & upgrades, including 2-story fireplace, massive 4-car garage, "smart" Lutron light switches, custom wooden shutters throughout, automated drapes in family room/breakfast areas, and auto. screens on rear porch! Private backyard-no neighbors behind & plenty of space to build a pool/spa experience. (See Docs for pool drawings.)

Built in 2020

Essential Information

ListingFeed	abor_vow
MLS® #	8802300
List Price	\$1,995,000
Sale Price	\$1,900,000
Sale Date	December 3rd, 2021
Bedrooms	5
Bathrooms	6.00
Full Baths	5
Half Baths	1
Square Footage	6,584
Acres	0.36
Year Built	2020
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	1812 Murano Lane
Subdivision	Travisso Ph 3 Secs 1 & 3
City	Leander
County	Travis
State	TX
Zip Code	78641

Amenities

Utilities	Cable Available, Cable Connected, Electricity Connected, Natural Gas Connected, High Speed Internet Available, Phone Connected, Sewer Connected, Water Connected
Features	Common Grounds/Area, Clubhouse, Community Mailbox, Dog Park, Fitness Center, Pet Amenities, Playground, Park, Pool, Planned Social Activities, Sport Court(s), Sidewalks, Tennis Court(s), Trails/Paths
Parking	Attached, Circular Driveway, Door-Multi, Garage Faces Front, Garage, Tandem
# of Garages	4
View	Hills, Neighborhood
Waterfront	None

Interior

Interior	Carpet, Tile
Appliances	Built-In Electric Oven, Dishwasher, Electric Cooktop, Disposal, Gas Water Heater, Microwave, Plumbed For Ice Maker, Range Hood, Water Softener Owned, Stainless Steel Appliance(s), Vented Exhaust Fan
Heating	Central, Natural Gas, Zoned
Cooling	Central Air, Electric, Zoned
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas Log, Gas Starter, Ventless
# of Stories	2
Stories	Two

Exterior

Exterior Features	Rain Gutters
Lot Description	Back Yard, Sprinklers In Rear, Sprinklers In Front, Landscaped, Level, Sprinkler - Rain Sensor, Sprinklers Automatic
Windows	Double Pane Windows, Plantation Shutters, Screens, Vinyl, Window Treatments
Roof	Tile
Construction	Stucco
Foundation	Slab

School Information

District	Leander ISD
Elementary	CC Mason
Middle	Running Brushy

High

Leander High