

# \$1,200,000 - 2713 Long Lasso Pass, Leander

MLS® #8825020

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## \$1,200,000

4 Bedroom, 5.00 Bathroom, 3,965 sqft  
Residential on 0.35 Acres

Bluffs At Crystal Falls Sec 3, Leander, TX

All the WOW factor you're looking for in this completely customized Trendmaker Home. You won't find these finishes in a builder design center, everything was handpicked to perfection. This stunning home has an extra large lot with dramatic views for tranquil evenings on the covered back patio. Inside, you'll appreciate the beauty of highly upgraded wood flooring, accent walls and gorgeous fixtures throughout. The kitchen is beautifully equipped with a custom-shaped kitchen island, marble backsplash, white quartz countertops, dark gray cabinets, under cabinet lighting, coffee bar, farmhouse sink, double oven, and desk area. You'll enjoy the extra large dining space that overlooks the backyard as well. The living room offers massive sliders to welcome the outside in or just take in the views in the winter next to the gas log fireplace. Beyond the kitchen, you'll find an awesome bonus room, perfect for a play room, 2nd office, or just about anything! Two secondary bedrooms are towards the front of the home, as well as a dedicated office. A fourth bedroom features its own ensuite bathroom, while the other two share a Jack-and-Jill. The primary bedroom is in the back of the home and is the perfect retreat! The primary bath is exquisite with its gray tiled accent wall, decorative concrete flooring, separate vanities, soaking tub, large shower and dual closets. Head upstairs for your entertainment headquarters! You'll find the perfect theater room complete with ipe wood wall, projector screen and automatic



curtains that open to the tranquil views of the canyon on the second-floor balcony. Crystal Falls is a great community to live a charming and picturesque lifestyle but yet still so close to area shopping, dining, golf and entertainment. Welcome Home!

Built in 2017

### Essential Information

ListingFeed	abor_vow
MLS® #	8825020
List Price	\$1,200,000
Sale Price	\$1,120,000
Sale Date	October 5th, 2023
Bedrooms	4
Bathrooms	5.00
Full Baths	3
Half Baths	2
Square Footage	3,965
Acres	0.35
Year Built	2017
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### Community Information

Address	2713 Long Lasso Pass
Subdivision	Bluffs At Crystal Falls Sec 3
City	Leander
County	Travis
State	TX
Zip Code	78641

### Amenities

Utilities	Electricity Connected, Fiber Optic Available, Natural Gas Connected, Water Connected
Features	Community Mailbox, Fishing, Golf, Playground, Park, Pool, Tennis Court(s), Trails/Paths

Parking	Attached, Door-Multi, Garage
# of Garages	3
Garages	Garage Door Opener
View	Park/Greenbelt
Waterfront	None

### **Interior**

Interior	Carpet, Tile, Wood
Appliances	Convection Oven, Double Oven, Dishwasher, Gas Cooktop, Disposal, Gas Water Heater, Microwave, Range Hood
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Gas Log
Stories	One and One Half

### **Exterior**

Exterior Features	Balcony, In-Wall Pest Control System, Lighting, Rain Gutters
Lot Description	Backs to Greenbelt/Park, Sprinklers Automatic
Windows	Window Coverings
Roof	Shingle
Construction	Stone, Stucco
Foundation	Slab

### **School Information**

District	Leander ISD
Elementary	William J Winkley
Middle	Running Brushy
High	Leander High