

# \$1,400,000 - 2036 Williams Lakes, Kingsland

MLS® #8932812

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## \$1,400,000

3 Bedroom, 2.00 Bathroom, 2,068 sqft  
Residential on 0.62 Acres

Shirley William, Kingsland, TX

VRBO allowed. Lake LBJ welcomes to the market, 2036! The driveway in gives a feel of large family and friends and fun! The house has ample storage with a outbuilding, a 2 car garage and a flex room that has been used as a work room (HVAC ducts ran, just not hooked up). The home has original family ownership since 1985, when he built it. Large Main Bedroom Suite can hold more than one bed and has door that leads to patio. Walk-in shower with soaking tub. 2 large closets with mirrors. Split floor plan. Kitchen has great space with center island and a breakfast bar that separates the kitchen from Dining area and the WINDOWS looking out to Lake LBJ make for stunning views. Living room has door that leads out to the back patio deck and large windows for inside viewing. Woodstove, built ins, atrium for plants with skylight in entry way. The backyard has sprinkler system fed by lake pump, large gentle slope. with Jet Ski lifts and covered patio at lake. Bring your toys!  
House is on Well Water and has KMUD for sewer.



Built in 1985

## Essential Information

ListingFeed	abor_vow
MLS® #	8932812
List Price	\$1,400,000
Sale Price	\$1,540,000

Sale Date	October 3rd, 2022
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,068
Acres	0.62
Year Built	1985
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### **Community Information**

Address	2036 Williams Lakes
Subdivision	Shirley William
City	Kingsland
County	Llano
State	TX
Zip Code	78639

### **Amenities**

Utilities	Electricity Connected, Sewer Connected, Water Connected
Features	None
Parking	Attached Carport, Garage
# of Garages	2
Garages	Garage Door Opener
View	Lake
Is Waterfront	Yes
Waterfront	Waterfront

### **Interior**

Interior	Carpet, Linoleum
Appliances	Dryer, Dishwasher, Electric Water Heater, Free-Standing Electric Range, Refrigerator, Washer, ENERGY STAR Qualified Dryer
Heating	Central, See Remarks, Propane Stove
Cooling	Central Air, Wall/Window Unit(s)
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Wood Burning
# of Stories	1

Stories One

**Exterior**

Exterior Features Rain Gutters

Lot Description Cleared

Windows Insulated Windows

Roof Composition

Construction Wood Siding

Foundation Slab

**School Information**

District Llano ISD

Elementary Llano

Middle Llano

High Llano