

# \$2,000,000 - 1601 Speaking Rock, Leander

MLS® #8937284

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## \$2,000,000

3 Bedroom, 2.00 Bathroom, 1,200 sqft  
Residential on 10.69 Acres

Twin Creek Ranch, Leander, TX

10.69 Acres with incredible Hill Country views near Crystal Falls! Well, septic, electricity & propane currently on property for a single family residence. Home is in livable condition but not factored into the value. Value is in the land! 8" City water & sewer lines to the front of the property near the driveway at a lower elevation. Current zoning is SFR-1-B 1. Survey, topography map, deed restrictions & proposed site development plan available. Exemplary Leander ISD Schools. Amazing location close to high-tech employment centers, outdoor recreation & 183 Toll Road. Buyer to verify all information.



Built in 1985

## Essential Information

ListingFeed	abor_vow
MLS® #	8937284
List Price	\$2,000,000
Sale Price	\$2,500,000
Sale Date	October 20th, 2022
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	1,200
Acres	10.69
Year Built	1985
Type	Residential
Sub-Type	Single Family Residence

Status Closed

### Community Information

Address 1601 Speaking Rock  
Subdivision Twin Creek Ranch  
City Leander  
County Travis  
State TX  
Zip Code 78641

### Amenities

Utilities Electricity Connected, Propane  
Features None  
Parking Unpaved  
View Hills, Panoramic, Trees/Woods  
Waterfront None

### Interior

Interior See Remarks  
Appliances Cooktop, Dishwasher, Exhaust Fan, Electric Oven, Electric Water Heater, Disposal  
Heating Central  
Cooling Central Air  
# of Stories 1  
Stories One

### Exterior

Exterior Features Private Yard  
Lot Description Many Trees, Views  
Windows None  
Roof Composition  
Construction HardiPlank Type  
Foundation Pillar/Post/Pier

### School Information

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