

# \$1,750,000 - 8539 Thunderbird Road, Austin

MLS® #9392041

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## \$1,750,000

5 Bedroom, 5.00 Bathroom, 5,619 sqft  
Residential on 0.92 Acres

West Oaks Sec 02 Resub, Austin, TX

Welcome to 8539 Thunderbird Road in Austin, Texas! This stunning property on a near acre in West Oaks offers all the privacy and flexibility of country living yet within 15 minutes of downtown Austin in the city's ETJ.

LOW TAXES, and reduced restrictions and regulations not found within the City. Minutes to the Waldorf School and Regents School of Austin, this home was taken down to the studs in 2015 with the main house offering 4,407 sf of conditioned space + an attached oversized 2 car garage w/workspace and ample room to add additional living space on the second floor. The main living/dining area offers a spacious open floor plan with stain-grade cabinetry, a wood burning fireplace, and a coffee/cocktail bar with an ice maker, sink, and beverage fridge. The gourmet kitchen offers stainless GE Monogram built-in appliances and a Butler's pantry. The first-floor primary suite with a double vanity and double walk-in closets, opens to the expansive private backyard. The main level of the home offers a dedicated office with a built-in workspace and separate exterior entrance, an oversized mudroom, and a cheery laundry room with built-ins. The second level of the home offers 3 spacious (one en suite) bedrooms each with oversized walk-in closets and a 2nd living area that's adjacent to the creative art/craft room with a built-in workspace and storage. Taking advantage of the natural and peaceful setting, the property offers multiple outdoor entertaining areas: a wood patio off the



kitchen/dining areas, a beautiful pool and spa (2019) surrounded by a limestone patio, a built in fire pit sitting area, and a concrete sport court. The detached 1,300 square foot ADU/barn offers open concept living/dining/kitchen, a separate bedroom, a full bathroom with walk-in shower, and a stackable W/D. Ideal for multigenerational living or an office, the ADU has provided consistent income as an STR since 2016. Survey/OSSF available.

Built in 2015

**Essential Information**

ListingFeed	abor_vow
MLS® #	9392041
List Price	\$1,750,000
Sale Price	\$1,575,000
Sale Date	July 27th, 2023
Bedrooms	5
Bathrooms	5.00
Full Baths	5
Square Footage	5,619
Acres	0.92
Year Built	2015
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

**Community Information**

Address	8539 Thunderbird Road
Subdivision	West Oaks Sec 02 Resub
City	Austin
County	Travis
State	TX
Zip Code	78736

**Amenities**

Utilities	Electricity Connected, Propane, Sewer Connected, Water Connected
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Features	None
Parking	Attached, Concrete, Door-Single, Driveway, Enclosed, Garage, Gated, Kitchen Level, Storage, Additional Parking, Drive Through, Electric Vehicle Charging Station(s), Guest, RV Access/Parking, Workshop in Garage
# of Garages	2
Garages	Garage Door Opener
View	Trees/Woods, Pool
Waterfront	None
Has Pool	Yes

### **Interior**

Interior	Concrete, Tile, Cork
Appliances	Dryer, Washer/Dryer Stacked, Dishwasher, Free-Standing Refrigerator, Disposal, Gas Oven, Gas Water Heater, Ice Maker, Microwave, Range Hood, Stainless Steel Appliance(s), Tankless Water Heater, Washer, Bar Fridge, Built-In Gas Range, Built-In Refrigerator, Propane Cooktop, Water Purifier Rented
Heating	Central, Fireplace(s), Propane, Ductless, See Remarks, Wood
Cooling	Ceiling Fan(s), Electric, Wall/Window Unit(s)
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Masonry, Wood Burning, Gas Starter
# of Stories	2
Stories	Two

### **Exterior**

Exterior Features	Dog Run, Lighting, Private Yard, Rain Gutters, Basketball Court, Fire Pit, Garden, Private Entrance, Sport Court
Lot Description	Back Yard, Corner Lot, Front Yard, Landscaped, Moderate Trees, Private, Cleared, Garden
Windows	Aluminum Frames, Solar Screens, Window Treatments, Wood Frames
Roof	Metal
Construction	Masonry, Concrete, Spray Foam Insulation, Wood Siding, Attic/Crawl Hatchway(s) Insulated
Foundation	Slab

### **School Information**

District	Austin ISD
Elementary	Oak Hill

Middle  
High

Small  
Bowie