

# \$2,260,000 - 1010 Presa Arriba Road, Austin

MLS® #9450631

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## \$2,260,000

5 Bedroom, 4.00 Bathroom, 4,365 sqft  
Residential on 0.36 Acres

Austin Lake Hills Sec 01, Austin, TX

New Build ready 2023. Eanes Schools. 4282 Sf living. 2 dwellings-Main house 3499 sf; adjacent Casita 783. Backyard has a Pool and Spa. Rapidly changing neighborhood. New homes being built all around. Walk into large open space with view to the pool and spa just off the covered rear patio and access from the living and primary bedroom. Open Plan the Main House features a Primary and 2nd Bedroom and Office on the main level. Kitchen has a butler walk in pantry, 48 " dual fuel range, 2 Dishwashers, Sharp 30" Microwave pull out drawer, refrigerator, under counter Beverage Center, warming drawer and large center island with quartz countertop, floating shelves and slab custom cabinets with soft close hardware. Upstairs features a Playroom, Kid's study area, and 2 Bdms with full Jack and Jill bath and private vanities. Utility room on main floor comes ready for an additional refrigerator. The adjacent free standing Casita is ideal for office, flex space, or you decide. It comes with a full kitchen, cabinets, center island, appliances, bath, living area, large open flex room and separate utility room for stacked washer/dryer. plumbed for extra refg.



Built in 2023

## Essential Information

ListingFeed           abor\_vow

MLS® #                9450631

|                |                         |
|----------------|-------------------------|
| List Price     | \$2,260,000             |
| Sale Price     | \$2,100,000             |
| Sale Date      | May 9th, 2023           |
| Bedrooms       | 5                       |
| Bathrooms      | 4.00                    |
| Full Baths     | 4                       |
| Square Footage | 4,365                   |
| Acres          | 0.36                    |
| Year Built     | 2023                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Closed                  |

### **Community Information**

|             |                          |
|-------------|--------------------------|
| Address     | 1010 Presa Arriba Road   |
| Subdivision | Austin Lake Hills Sec 01 |
| City        | Austin                   |
| County      | Travis                   |
| State       | TX                       |
| Zip Code    | 78733                    |

### **Amenities**

|              |  |
|--------------|--|
| Utilities    | Electricity Connected, Water Connected, Cable Available, Propane |
| Features     | See Remarks  |
| Parking      | Driveway   |
| # of Garages | 2  |
| View         | Pool   |
| Waterfront   | None   |
| Has Pool     | Yes  |

### **Interior**

|                 |   |
|-----------------|---|
| Interior        | Wood, Tile  |
| Appliances      | Dishwasher, Electric Oven, Disposal, Microwave, Gas Range, Range Hood, Refrigerator, Tankless Water Heater, Vented Exhaust Fan, Warming Drawer, Wine Refrigerator |
| Heating         | Central   |
| Cooling         | Central Air   |
| Fireplace       | Yes   |
| # of Fireplaces | 1   |

Fireplaces Living Room

# of Stories 2

Stories Two

### **Exterior**

Exterior Features See Remarks

Lot Description Sprinklers Automatic, Trees Large Size, Landscaped

Windows See Remarks

Roof Composition, Metal

Construction Board & Batten Siding, HardiPlank Type, Spray Foam Insulation

Foundation Slab

### **School Information**

District Eanes ISD

Elementary Valley View

Middle West Ridge

High Westlake