

\$2,800,000 - 2403 Rockingham Circle, Austin

MLS® #9458785

\$2,800,000

4 Bedroom, 4.00 Bathroom, 3,035 sqft
Residential on 0.24 Acres

Barton Hills Sec 03A, Austin, TX

Modern masterpiece meets seamless construction on this rare .24 acre cule-de-sac lot in Barton Hills. Surrounded by a cool canopy of heritage oaks, this sustainable design offers incredible craftsmanship and attention to detail throughout a combined 3321sf of outdoor and indoor living space. An extensive landscape plan w/ concrete perimeter walls set the tone for an amazing screened porch complete with a full summer kitchen, floating fireplace and Moroccan inspired cement tiles. The current owner elevated the landscaping, perimeter fencing, and added a pool and hot tub designed by award-winning Design Ecology. Second drive creates the perfect set up for airstream enthusiasts or storing that weekend exploration vehicle, it is currently set up as a bocce ball court. 2 car garage offers additional space for a home gym with air conditioning split. Beautiful high-end finishes include custom cabinetry, natural Calacatta Quartzite countertops, Venatino marble, Fleetwood window systems, Big Ass fans, LaHabra stucco and exterior cypress soffits. Chef inspired kitchen appliances include recent Wolf rangetop, 48" Subzero fridge and wine fridge, Miele Diamond dishwasher, and Fly Reglet shadow reveal systems. Another snowmageddon won't get you down, this home has a generator. Architects: Pure Design & Forsite Studio. Incredible walking distance to Zilker, multiple greenbelts, and both Barton Springs and South Lamar Entertainment



Districts. All updates and additions can be provided upon request.

Built in 2015

Essential Information

ListingFeed	abor_vow
MLS® #	9458785
List Price	\$2,800,000
Sale Price	\$2,910,000
Sale Date	February 9th, 2023
Bedrooms	4
Bathrooms	4.00
Full Baths	3
Half Baths	1
Square Footage	3,035
Acres	0.24
Year Built	2015
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	2403 Rockingham Circle
Subdivision	Barton Hills Sec 03A
City	Austin
County	Travis
State	TX
Zip Code	78704

Amenities

Utilities	Electricity Available, Natural Gas Available, Water Available, Above Ground Utilities
Features	Park
Parking	Garage Faces Front, Garage, RV Access/Parking, Additional Parking, Electric Vehicle Charging Station(s)
# of Garages	2
Garages	Garage Door Opener
View	None

Waterfront	None
Has Pool	Yes

Interior

Interior	Concrete, Wood
Appliances	Built-In Oven, Dishwasher, Exhaust Fan, Gas Cooktop, Disposal, Built-In Refrigerator, Water Purifier
Heating	Natural Gas
Cooling	Central Air, Electric
# of Stories	2
Stories	Two

Exterior

Exterior Features	Balcony, Lighting, Outdoor Grill
Lot Description	Back Yard, Cul-De-Sac, Private, Sprinklers Automatic, Trees Large Size
Windows	Drapes, Window Coverings, Window Treatments
Roof	Metal
Construction	HardiPlank Type, Stucco
Foundation	Slab

School Information

District	Austin ISD
Elementary	Barton Hills
Middle	O Henry
High	Austin