

\$1,350,000 - 3620 Peregrine Falcon Drive, Austin

MLS® #9463991

\$1,350,000

4 Bedroom, 3.00 Bathroom, 1,862 sqft
Residential on 0.26 Acres

Woodhaven, Austin, TX

Beautifully updated, 2-story home on a corner lot framed by mature oak trees. Open floorplan with an island kitchen featuring grey goose quartzite counters, custom cabinetry, and stainless GE Profile appliances. Hardwoods throughout on the ground level as well as in the primary bedroom. All 4 bedrooms up. Private backyard great for entertaining with wrought iron fencing and a room-sized covered patio including ceiling fans, misting system, and outdoor TV cabinet. The outdoor patio, featuring a stained cedar wood plank ceiling, provides a spacious secondary living and dining space.

Extensive recent interior and exterior updates include a full kitchen renovation, bathroom updates throughout, smoothed walls and ceilings, interior and exterior doors, new windows, Hardie siding replacement, dual HVAC replacement, a new water heater, and much more.

Cedar Creek Elementary, Hill Country Middle School and Westlake High School are each an approximately .5 mile walk from the house.

This meticulously maintained home provides a move in ready opportunity, the premier schools in Austin, and a location less than 5 miles to Downtown.

Built in 1979

Essential Information

ListingFeed abor_vow



MLS® #	9463991
List Price	\$1,350,000
Sale Price	\$1,267,000
Sale Date	November 1st, 2022
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,862
Acres	0.26
Year Built	1979
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	3620 Peregrine Falcon Drive
Subdivision	Woodhaven
City	Austin
County	Travis
State	TX
Zip Code	78746

Amenities

Utilities	Cable Connected, Electricity Connected, Fiber Optic Available, Natural Gas Connected, Phone Available, Sewer Connected, Water Connected
Features	None
Parking	Attached, Garage, Garage Faces Side, Inside Entrance
# of Garages	2
View	None
Waterfront	None

Interior

Interior	Carpet, Tile, Wood
Appliances	Dishwasher, Exhaust Fan, Gas Cooktop, Disposal, Gas Water Heater, Microwave, Oven, Refrigerator
Heating	Central, Natural Gas, Zoned
Cooling	Central Air, Electric, Zoned
Fireplace	Yes

# of Fireplaces	1
Fireplaces	Gas, Living Room
# of Stories	2
Stories	Two

Exterior

Exterior Features	Private Yard, Covered Courtyard, Misting System
Lot Description	Back Yard, Corner Lot, Sprinklers In Rear, Sprinklers In Front, Level, Moderate Trees, Sprinklers In Ground
Windows	Double Pane Windows, Shutters
Roof	Composition
Construction	Frame, Stone
Foundation	Slab

School Information

District	Eanes ISD
Elementary	Cedar Creek (Eanes ISD)
Middle	Hill Country
High	Westlake