

# \$1,450,000 - 4694 River Oaks Drive, Kingsland

MLS® #9517265

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## \$1,450,000

4 Bedroom, 3.00 Bathroom, 2,584 sqft  
Residential on 0.39 Acres

Kingsland Estates, Kingsland, TX

**BIG 'OL BEACH!!**

Still Waters is a unique, true beachfront-resort property in Central Texas. Very few homes on this stretch with direct, walkable access to the sandbar AND open water. Perfect to paddleboard, kayak, boat & jet ski on Lake LBJ: just 2.4 miles to "The Slab". Located on the quiet Northern section of the Llano River, this home also offers top tier fishing.

Home remodeled in 2019: nice, modern, open, clean.

Great rental potential at 4/3. Right sized to retire. Perfect for the summer lake-house 1 hour from Austin. Come see it today!

Built in 1984

## Essential Information

ListingFeed	abor_vow
MLS® #	9517265
List Price	\$1,450,000
Sale Price	\$1,300,000
Sale Date	December 9th, 2022
Bedrooms	4
Bathrooms	3.00
Full Baths	3
Square Footage	2,584
Acres	0.39



Year Built	1984
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

### **Community Information**

Address	4694 River Oaks Drive
Subdivision	Kingsland Estates
City	Kingsland
County	Llano
State	TX
Zip Code	78639

### **Amenities**

Utilities	Cable Connected, Electricity Connected, Sewer Connected, Underground Utilities, Water Connected
Features	Park
Parking	Driveway, Garage, Off Street, Deck
# of Garages	2
Garages	Garage Door Opener
View	Panoramic, River, Trees/Woods
Is Waterfront	Yes
Waterfront	Lake Front, River Front, See Remarks, Waterfront

### **Interior**

Interior	Laminate, Tile
Appliances	Dryer, Washer
Heating	Central
Cooling	Central Air
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Living Room
Stories	One and One Half

### **Exterior**

Exterior Features	Barbecue, Dock, Exterior Steps, Gas Grill, Outdoor Grill, Rain Gutters
Lot Description	Back Yard, Front Yard, Open Lot, Views
Windows	Blinds, Display Window(s)
Roof	Metal

Construction	Brick, Glass
Foundation	Slab

### **School Information**

District	Llano ISD
Elementary	Packsaddle
Middle	Llano
High	Llano