

\$8,950,000 - 705 Las Lomas Drive, West Lake Hills

MLS® #9907772

\$8,950,000

6 Bedroom, 7.00 Bathroom, 6,094 sqft
Residential on 1.63 Acres

Las Lomas, West Lake Hills, TX

A true work of art in Westlakeâ€™s best-kept secret â€“ Las Lomas. Renowned architect Michael Hsuâ€™s touches are designed into every detail of this singular residence â€“ natural materials utilized to perfection. Just yards behind the much-hyped streets of Rollingwood, Las Lomas enjoys rare large lots, great views and privacy, and a low tax rate. 705 Las Lomas epitomizes a comfortable, modern style combining warmth & livability, carefully created to cascade down the lot, highlighting the spectacular views. The luxurious courtyard anchors the pool, spa, firepit, movie screen, and built-in outdoor seating to create indelible memories. The pool is deep enough for diving, the covered outdoor dining can seat at least a dozen, and the adjacent fully appointed casita doubles as a party space before or after the sun dies down.

The main home contains 5 bedrooms, 5-1/2 baths white oak floors throughout, a custom steel staircase, exposed concrete walls downstairs, 2 offices, a climate-controlled wine room, and a separate, perfectly placed 1-1 casita. The views command attention, and the architecture reflects Hsuâ€™s works at Uchi, Loro, Sway, the Cliff House, and countless others. 705 Las Lomas is one of the few Hsu-designed private homes in Central Austin. 5 minutes from downtown Austin, and 5 minutes from award-winning Eanes schools, this residence offers the perfect package of desirability, functionality, and value



appreciation. Nestled into the last cul-de-sac at the end of a low-traffic residential paradise, 705 is the fresh new epitome of what this neighborhood embodies.

The 1.6+ acre lot still contains potential for future improvements â€” only about half of the allowable impervious cover has been utilized, and the septic system has additional capacity. See broker for details.

Built in 2019

Essential Information

ListingFeed	abor_vow
MLS® #	9907772
List Price	\$8,950,000
Sale Price	\$8,000,000
Sale Date	November 7th, 2022
Bedrooms	6
Bathrooms	7.00
Full Baths	6
Half Baths	1
Square Footage	6,094
Acres	1.63
Year Built	2019
Type	Residential
Sub-Type	Single Family Residence
Status	Closed

Community Information

Address	705 Las Lomas Drive
Subdivision	Las Lomas
City	West Lake Hills
County	Travis
State	TX
Zip Code	78746

Amenities

Utilities	Electricity Connected, Natural Gas Connected
Features	None
Parking	Attached, Garage Faces Side
# of Garages	3
View	City, Hills, Panoramic, Trees/Woods
Waterfront	None
Has Pool	Yes

Interior

Interior	Tile, Wood
Appliances	Built-In Refrigerator, Dryer, Dishwasher, Disposal, Gas Range, Microwave, Range, Washer
Heating	Central
Cooling	Central Air
# of Stories	1
Stories	One

Exterior

Exterior Features	Balcony, Covered Courtyard, Lighting, Rain Gutters, Uncovered Courtyard
Lot Description	Cul-De-Sac, Many Trees, Sprinklers Automatic, Sprinklers In Ground, Trees Large Size, Views
Windows	Double Pane Windows
Roof	Membrane, Metal
Construction	Concrete, Stone, Stucco, Wood Siding
Foundation	Slab

School Information

District	Eanes ISD
Elementary	Eanes
Middle	Hill Country
High	Westlake