

# \$740,000 - 12007 Cherie Drive, Austin

MLS® #538232

## \$740,000

4 Bedroom, 3.00 Bathroom, 2,695 sqft  
Residential on 0.25 Acres

Gracywoods Sec 09 & 10, Austin, Texas

Welcome to the enchanting Gracywoods neighborhood, where serenity meets convenience amidst towering trees and winding trails. Nestled within this picturesque setting awaits a remarkable abode offering a perfect blend of comfort and luxury. Step into your own private oasis featuring a sparkling saltwater pool, ideal for refreshing dips on warm days, complemented by a rejuvenating spa/hot tub, a mere two years young, promising blissful relaxation whenever desired. Adjacent, a converted shed now serves as a fully equipped office space, boasting modern amenities including WiFi, AC, and heating ensuring productivity and comfort year-round. The heart of this home is its meticulously remodeled kitchen, adorned with sleek Quartz countertops and a captivating glass backsplash. Ample counter space and a convenient pantry cater to culinary enthusiasts, while the absence of carpet ensures easy maintenance with wood laminate flooring and tile throughout. Indulge in the luxury of oversized bedrooms, each graced with lofty window seats, offering a cozy retreat to unwind and recharge. A touch of rustic charm is found in the main bathroom, adorned with a stylish barn door, adding character to the space. This residence not only captivates with its interior charm but also boasts recent upgrades, including a newly installed roof in 2023, a resurfaced pool approximately six years ago, and recent replacements of the pool pump and water heater, ensuring



efficiency and peace of mind for years to come. Additionally, windows were thoughtfully replaced a decade ago, enhancing energy efficiency and aesthetics. Conveniently located near the vibrant Domain, Q2, and Whole Foods, residents enjoy easy access to an array of shopping, dining, and entertainment options, promising a lifestyle of convenience and excitement. Don't miss the opportunity to experience the epitome of modern living in Gracywoods. Schedule your private viewing today and embark on a journey to your dream home!

Built in 1985

### **Essential Information**

MLS® #	538232
Price	\$740,000
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,695
Acres	0.25
Year Built	1985
Type	Residential
Sub-Type	Single Family
Style	Other
Status	Pending

### **Community Information**

Address	12007 Cherie Drive
Subdivision	Gracywoods Sec 09 & 10
City	Austin
County	Travis
State	Texas
Zip Code	78758

### **Amenities**

Utilities	Electricity Available, Natural Gas Available, Trash Collection Public
Features	Trails/Paths
Parking	Attached, Door-Multi, Garage Faces Front, Garage
# of Garages	2
Garages	Garage Door Opener
View	None

### **Interior**

Interior	Tile, Vinyl, Wood
Appliances	Dishwasher, Disposal, Oven, Some Gas Appliances, Microwave, Gas Range, Other, See Remarks
Heating	Central
Cooling	Central Air, 1 Unit
Fireplace	Yes
# of Fireplaces	1
Fireplaces	Family Room, Gas, Living Room, Stone
# of Stories	2
Stories	Two

### **Exterior**

Exterior Features	Porch, Rain Gutters, Patio, Storage
Windows	Double Pane Windows, Window Treatments
Roof	Composition, Shingle
Construction	Masonry, Brick Veneer, Frame, Vinyl Siding
Foundation	Slab

### **School Information**

District	Pflugerville ISD
Elementary	River Oaks Elementary School
Middle	Westview Middle School
High	John B. Connally High School

### **Additional Information**

Date Listed	April 12th, 2024
Days on Market	102

### **Listing Details**

Listing Office	Side, Inc.
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