

# \$9,995,000 - 1401 N Weston Ln, Austin

MLS® #4731747

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**\$9,995,000**

4 Bedroom, 4.2 Bathroom, 5,593 sqft  
Single-Family on 1 Acres

Rob Roy On Lake Sec 01, Austin, TX

This gracious estate on the shores of Lake Austin offers +/- 130â€™™ of waterfront. Set on prestigious Weston Lane, this coveted property comprises 1.3 tree-dotted acres of level lawn with lush views across the water to the green space. Enjoy the view from the party deck topping the slip, or the shady lakeside sitting area. Secluded and private, the property is also remarkably convenient to shopping and restaurants at nearby Westlake Village and downtown is 10 miles away. The graceful home by LaRue Architects is a contemporary take on a timeless mission style, with arched windows and doorways complementing rustic beams on the ceiling. Beautiful millwork throughout contrasts with bright light walls. Hand-scraped hardwood floors glow in the sunlight streaming in from large windows that illuminate every room. Host spectacular events with guests flowing from inside out to the covered terrace and lawn beyond, marveling at the natural beauty surrounding them. A negative-edge pool defines the outdoor living area and is complemented with a summer kitchen and double-sided fireplace. Intimate evenings may be hosted in the formal dining room with wine pulled from the wine room and bar. A serene retreat, the primary suite enjoys a sitting room warmed by a fireplace, a perfect place to unwind at the end of the day. Start the morning with a brew from the coffee station then move to the luxurious bath featuring two walk-in closets; one is exceptionally large. The adjacent paneled study is a beautiful place to



work or relax in peace. Upstairs, three additional en-suite bedrooms surround a barrel-vaulted game room which opens to a covered cabana. A wet bar makes the space a convenient second entertaining area. 24Hr Showing Notice. The property is currently undergoing an exterior paint refresh. The project is expected to be completed in March 2024. Tax and assessed values are estimates for illustration purposes only. All figures should be independently verified.

Built in 2008

**Essential Information**

MLS® #	4731747
Price	\$9,995,000
Bedrooms	4
Bathrooms	4.2
Square Footage	5,593
Acres	1.39
Year Built	2008
Type	Single-Family
Sub-Type	Single Family Residence
Status	Active
Days on Market	276

**Water Feature/View**

View	Lake,River,Lake Austin
Is Waterfront	Yes

**Community Information**

Address	1401 N Weston Ln
Area	8W
Subdivision	Rob Roy On Lake Sec 01
City	Austin
County	Travis
State	TX
Zip Code	78733

## Amenities

Utilities	Electricity Connected, Propane, Sewer Connected, Water Connected
Features	Gated
Parking	Attached, Door-Multi, Driveway, Garage, Garage Faces Side
# of Garages	3

## Interior

Interior	Stone, Tile, Wood
Appliances	Built-In Oven, Built-In Refrigerator, Cooktop, Double Oven, Dryer, Dishwasher, Free-Standing Range, Disposal, Microwave, Vented Exhaust Fan, Washer
Heating	Central, Electric, Fireplace(s)
# of Fireplaces	4
Fireplaces	Family Room, Outside, See Remarks, Primary Bedroom
# of Stories	2
Stories	Two

## Exterior

Exterior Features	Boat Lift, Exterior Steps, Outdoor Grill, Private Yard
Lot Description	Back Yard, Sloped Down, Front Yard, Gentle Sloping, Landscaped, Sprinklers Automatic, Sprinklers In Ground, Trees Large Size
Roof	Tile
Construction	Stone Veneer, Stucco
Foundation	Slab

## School Information

District	Eanes ISD
Elementary	Barton Creek
Middle	West Ridge
High	Westlake

## Additional Information

Date Listed	May 23rd, 2023
HOA Fees	1230
HOA Fees Freq.	Annually

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