

# \$365,000 - 7817 Marble Ridge Dr, Austin

MLS® #2003181

**\$365,000**

4 Bedroom, 3.00 Bathroom, 2,228 sqft

Residential on 0.18 Acres

Bend At Nuckols Crossing Ph 01, Austin, TX

Welcome to 7817 Marble Ridge Drive—an inviting South Austin two-story nestled on a quiet, tree-lined street with excellent curb appeal and a rare oversized backyard with no rear neighbors. Freshly updated and move-in ready, this charming residence offers the perfect blend of functionality, privacy, and outdoor enjoyment.

Inside, you'll find a bright, open-concept floor plan with fresh interior paint, brand-new carpet upstairs, and neutral tile flooring downstairs—ideal for low-maintenance living. The expansive living room flows effortlessly into the kitchen and dining area, creating an airy space that's perfect for everyday living or entertaining guests.

The kitchen features stainless steel appliances, a large pantry, and ample cabinet space. Upstairs, retreat to an enormous second living/game room that provides flexibility for a media room, home office, or play area. The spacious primary suite includes a walk-in closet and views of the treetops.

Step outside to a huge, fully fenced backyard with a massive custom-built deck, perfect for barbecues, gatherings, or enjoying Texas sunsets. Mature trees in the front and back offer shade and serenity, and there's plenty of room to expand, garden, or even add a pool.

Located just minutes from Brodie Lane,



Southpark Meadows, and MoPac/Loop 1, this home provides easy access to shopping, dining, top-rated schools, and major employers. Enjoy the charm of suburban living with the convenience of city access.

Built in 1999

### **Essential Information**

|                |                         |
|----------------|-------------------------|
| MLS® #         | 2003181                 |
| Price          | \$365,000               |
| Bedrooms       | 4                       |
| Bathrooms      | 3.00                    |
| Full Baths     | 2                       |
| Half Baths     | 1                       |
| Square Footage | 2,228                   |
| Acres          | 0.18                    |
| Year Built     | 1999                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Active                  |

### **Water Feature/View**

|      |      |
|------|------|
| View | None |
|------|------|

### **Community Information**

|             |                                |
|-------------|--------------------------------|
| Address     | 7817 Marble Ridge Dr           |
| Area        | SC                             |
| Subdivision | Bend At Nuckols Crossing Ph 01 |
| City        | Austin                         |
| County      | Travis                         |
| State       | TX                             |
| Zip Code    | 78747                          |

### **Amenities**

|           |  |
|-----------|--|
| Utilities | Electricity Available, Electricity Connected, Fiber Optic Available, Natural Gas Connected, Sewer Connected, Water Connected |
| Features  | Curbs, See Remarks   |
| Parking   | Attached, Door-Single, Driveway, Garage Faces Front, Garage, Private,  |

|              |   |
|--------------|---|
|              | Concrete, Kitchen Level, Lighted, Paved, Side By Side |
| # of Garages | 2   |
| Garages      | Garage Door Opener                                    |

## Interior

|              |   |
|--------------|---|
| Interior     | Tile  |
| Appliances   | Convection Oven, Dryer, Dishwasher, ENERGY STAR Qualified Appliances, Electric Cooktop, Exhaust Fan, Electric Water Heater, Free-Standing Refrigerator, Disposal, Microwave, Self Cleaning Oven, Stainless Steel Appliance(s), Cooktop, Electric Range, ENERGY STAR Qualified Dishwasher, ENERGY STAR Qualified Dryer, ENERGY STAR Qualified Washer, ENERGY STAR Qualified Water Heater, Free-Standing Electric Range, Ice Maker, Tankless Water Heater |
| Heating      | Central   |
| # of Stories | 2   |
| Stories      | Two   |

## Exterior

|                   |  |
|-------------------|--|
| Exterior Features | Exterior Steps, Lighting, Private Yard, Garden   |
| Lot Description   | Back Yard, Front Yard, Backs to Greenbelt/Park, Gentle Sloping, Landscaped, Level, Trees Medium Size, Near Public Transit, Private, Trees Large Size |
| Roof              | Composition, Shingle   |
| Construction      | HardiPlank Type, Masonry   |
| Foundation        | Slab   |

## School Information

|            |            |
|------------|------------|
| District   | Austin ISD |
| Elementary | Palm       |
| Middle     | Paredes    |
| High       | Akins      |

## Additional Information

|                 |                |
|-----------------|----------------|
| Date Listed     | May 14th, 2025 |
| Days on Website | 152            |
| Days on Market  | 152            |

Property Listed by: Global Capital Realty, LLC  
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