# \$10,700,000 - 1700 Lakeshore Dr, Austin

MLS® #2860054

## \$10,700,000

4 Bedroom, 4.00 Bathroom, 3,968 sqft Residential on 0.86 Acres

Laguna Loma Sec 2, Austin, TX

Welcome to "The Crown Jewel of Lake Austin." Positioned on an impressive 0.85-acre parcel of pristine Lake Austin waterfront, this property represents a once-in-a-lifetime opportunity to acquire the absolute finest lot that Lake Austin has to offer. Boasting an incredible 445 feet of waterfront frontage, this rare gem sits on a level lot framed by majestic century-old trees, providing an enchanting natural sanctuary where the gentle lap of water along the shoreline serenades your senses.

While you bask in the tranquility of this private oasis, you'll find yourself just moments away from the vibrant pulse of Austin life. A mere hop, skip, or a quick 30-second boat ride will take you across the water to the renowned Mozart's Coffee House and the iconic Hula Hut, ensuring you're never far from the action. Nestled discreetly at the end of a secluded cul-de-sac within Austin's esteemed Eanes Independent School District, this property borders the serene Laguna Loma, an exclusive neighborhood park. This means you'll enjoy both the utmost in privacy and the privilege of being in a highly sought-after educational district.

The Mediterranean-style house on the property spans an impressive 3,968 square feet and boasts an inviting floor plan. It offers a perfect canvas upon which to craft your own exquisitely unparalleled lakeside retreat. Complementing this extraordinary opportunity is a two-slip private boat dock, a true rarity that







further enhances the appeal of 1700 Lakeshore. Whether you're an avid boater or simply seek the ultimate in waterside living, this property offers the pinnacle of both convenience and luxury.

This is more than a property; it's an invitation to create a legacy and savor a lifestyle that only one fortunate owner will ever claim. Don't miss the chance to make this extraordinary piece of Lake Austin's finest your own.

Built in 1982

## **Essential Information**

MLS® # 2860054

Price \$10,700,000

Bedrooms 4

Bathrooms 4.00

Full Baths 3

Half Baths 1

Square Footage 3,968

Acres 0.86

Year Built 1982

Type Residential

Sub-Type Single Family Residence

Status Active

Has Pool Yes

## Water Feature/View

View Lake, River, Colorado River

Is Waterfront Yes

Water Body Colorado River

## **Community Information**

Address 1700 Lakeshore Dr

Area 8E

Subdivision Laguna Loma Sec 2

City Austin
County Travis

State TX

Zip Code 78746

# **Amenities**

Utilities Electricity Connected, Phone Available, Sewer Connected, Water

Connected

Features Common Grounds/Area, Lake

Parking Attached, Outside

# of Garages 3

#### Interior

Interior Carpet, Parquet, Tile

Appliances Dishwasher, Disposal, Double Oven, Microwave

Heating Central, Electric

# of Fireplaces 2

Fireplaces Family Room, Living Room

# of Stories 2

Stories Two

## **Exterior**

Lot Description Cul-De-Sac, Level, Moderate Trees, Trees Large Size, Waterfall

Roof Tile

Construction Masonry

Foundation Slab

## **School Information**

District Eanes ISD
Elementary Bridge Point

Middle Hill Country

High Westlake

## **Additional Information**

Date Listed November 29th, 2023

Days on Website 373

Days on Market 598

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