

\$565,000 - 1101 Ivean Pearson Rd D204, Lago Vista

MLS® #2931346

\$565,000

3 Bedroom, 3.00 Bathroom, 1,788 sqft
Residential on 0.35 Acres

Waterstone Condo, Lago Vista, TX

Welcome to your dream lakefront escape at the prestigious Waterstone on Lake Travis, where modern luxury meets the serenity of nature! This impeccable condo w/2-car garage offers breathtaking, one-of-a-kind views of Lake Travis & the stunning community pool, creating a captivating backdrop. Step inside to discover an open-concept plan, featuring expansive floor-to-ceiling windows, high ceilings, crisp white walls, & gorgeous hardwood flooring that flows effortlessly throughout the main living spaces. The chef's kitchen features sleek black granite countertops, a farmhouse sink, breakfast bar for casual dining, ample storage, & premier stainless appliances. Retreat to your lavish second-floor primary suite, where you will be greeted by sunrise views of the lake each morning, & enjoy the generous walk-in closet, automatic shades for privacy, and spa-like bathroom. The thoughtfully designed floor plan also includes two inviting guest bedrooms—one on each floor—ensuring comfort for family & friends. Relax on your private covered balcony, where you can sip your morning coffee or enjoy a glass of wine & mesmerizing twilight sky over the lake. Mark your calendar for the phenomenal annual 4th of July fireworks show—a dazzling display right from your own backyard! As a resident of Waterstone, you'll indulge in world-class lakefront amenities including an infinity pool, oversized spa, waterfront patio & commercial-grade outdoor kitchen, scenic



walking trails, fishing & lounging areas, fire pits, and easy access to day docks and jet ski slips. The unbeatable location offers a plethora of nearby attractions, including Point Venture Golf Club, Captain Pete’s Boat House, Lago Vista Brewery, Lucky Rabbit Restaurant, & the breathtaking Balcones Canyonland National Forest. Embrace this rare opportunity to experience full-time lake living or a perfect lock-and-leave vacation home on the water. This condo ALWAYS has a deep-water lake view. New HVAC installed April 2025.

Built in 2008

Essential Information

MLS® #	2931346
Price	\$565,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,788
Acres	0.35
Year Built	2008
Type	Residential
Sub-Type	Condominium
Status	Active

Water Feature/View

View	Lake,Panoramic,Pool,Lake Travis
Is Waterfront	Yes
Water Body	Lake Travis

Community Information

Address	1101 Ivean Pearson Rd D204
Area	LN
Subdivision	Waterstone Condo
City	Lago Vista
County	Travis
State	TX

Zip Code	78645
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Amenities

Utilities	Cable Available, Water Connected, Electricity Connected, High Speed Internet Available, Sewer Connected
Features	Community Mailbox, Street Lights, Trails/Paths, Barbecue, Bar/Lounge, Deck/Porch, Fishing, Pool, See Remarks
Parking	Door-Single, Garage, Detached
# of Garages	2
Garages	Garage Door Opener

Interior

Interior	Carpet, Tile, Wood
Appliances	Dishwasher, Disposal, Microwave, Free-Standing Electric Oven, Free-Standing Electric Range, Stainless Steel Appliance(s)
Heating	Central
# of Stories	2
Stories	Two

Exterior

Exterior Features	Balcony
Lot Description	Landscaped, Moderate Trees, Views
Roof	Membrane
Construction	Masonry, Stucco, Wood Siding
Foundation	Slab

School Information

District	Lago Vista ISD
Elementary	Lago Vista
Middle	Lago Vista
High	Lago Vista

Additional Information

Date Listed	September 27th, 2024
Days on Website	352
Days on Market	376
HOA Fees	669
HOA Fees Freq.	Monthly

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