

\$500,000 - 506 Bella Montagna Cir, Austin

MLS® #3180373

\$500,000

0 Bedroom, 0.00 Bathroom,
Land / Farm on 1.28 Acres

Round Mountain Estates 02, Austin, TX

Welcome to 506 Bella Montagna Circle, a premier 1.27-acre estate lot in the exclusive gated community of Bella Montagna. This stunning homesite offers breathtaking panoramic views of the Texas Hill Country, providing an ideal setting to build your dream home. With its elevated position, the lot is designed to maximize both privacy and the natural beauty of the surrounding landscape. Bella Montagna is an intimate enclave of only 84 estate-sized homesites, ensuring a sense of exclusivity and security.

Located in the heart of Lakeway, this property is just minutes from renowned golf and country clubs, upscale dining and shopping, marinas with access to Lake Travis, luxurious resorts and spas, scenic parks, and miles of greenbelt trails. Zoned for the highly acclaimed Lake Travis Independent School District, this homesite is perfect for those seeking both tranquility and convenience. Whether you envision a modern Hill Country retreat, a Mediterranean-inspired villa, or a sleek contemporary estate, this lot offers the space and flexibility to bring your vision to life. With no required timeline to build, you have the freedom to design a custom home that suits your lifestyle.

Don't miss this rare opportunity to own a prime piece of real estate in one of Lakeway's most sought-after communities. Experience the beauty, exclusivity, and



serenity that Bella Montagna has to offer.
Boundaries shown in pictures are
approximate.

Essential Information

MLS® #	3180373
Price	\$500,000
Bathrooms	0.00
Acres	1.28
Type	Land / Farm
Sub-Type	Unimproved Land
Status	Active

Water Feature/View

View	Hills,TreesWoods
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Community Information

Address	506 Bella Montagna Cir
Area	LS
Subdivision	Round Mountain Estates 02
City	Austin
County	Travis
State	TX
Zip Code	78734

Amenities

Utilities	Electricity Available, Water Available
Features	Gated

Exterior

Lot Description	Sloped Down, Moderate Trees, Trees Medium Size, Views
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School Information

District	Lake Travis ISD
Elementary	Lake Travis
Middle	Hudson Bend
High	Lake Travis

Additional Information

Date Listed	February 12th, 2025
Days on Website	244
Days on Market	134
HOA Fees	1440
HOA Fees Freq.	Annually
Gated Community	Yes

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