

\$625,000 - 518 Elm Cir, Buchanan Dam

MLS® #3206898

\$625,000

3 Bedroom, 3.00 Bathroom, 2,606 sqft

Residential on 0.50 Acres

GREENWOOD ACRES, Buchanan Dam, TX

Lake Buchanan waterfront lake house or year-around living on just over one-half acre. Eighty-eight feet of (inlet) waterfront on Lake Buchanan, offers a lake view, fishing, and boat access, right from the backyard. Six trees provide plenty of shade during the summer months. The property has a lake pump fed sprinkler system. The house has many improvements: insulated windows, porcelain floors, a whole house water filtration system and kitchen RO unit, a water softener, 50 gallon water heater and 5 ton HVAC. The roof was replaced in late 2021. A new 336 Sq Ft enclosed sun room was added in 2018, providing morning sun and water views. Other upgrades include house rain gutters, insulated garage doors and openers, a two-car covered carport and an LCRA certified septic drain field. A metal utility building with power and internal lighting added in 2019: includes 140 SqFt insulated storage room with storage loft, a finished 260 SqFt hobby room with AC and wiring for ceiling fan. There is 15.5 x 31 Ft room with a 10 Ft (H) x 14 Ft (W) rollup door for a boat or vehicles.

Built in 1970

Essential Information

MLS® #	3206898
Price	\$625,000
Bedrooms	3



Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,606
Acres	0.50
Year Built	1970
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Water Feature/View

View	Lake,Water,Lake Buchanan
Is Waterfront	Yes
Water Body	Lake Buchanan

Community Information

Address	518 Elm Cir
Area	LL
Subdivision	GREENWOOD ACRES
City	Buchanan Dam
County	Llano
State	TX
Zip Code	78609

Amenities

Utilities	Electricity Connected, Sewer Connected, Water Connected
Features	Fishing, Library, Park
Parking	Garage, Workshop in Garage
# of Garages	2

Interior

Interior	Tile, Vinyl
Appliances	Built-In Electric Oven, Dishwasher, Electric Cooktop, Exhaust Fan, Disposal, Microwave
Heating	Electric
# of Fireplaces	1
Fireplaces	Masonry, Wood Burning, Blower Fan
# of Stories	1
Stories	One

Exterior

Exterior Features	Rain Gutters
Lot Description	Sprinklers In Rear, Sprinklers In Front, Sprinklers In Ground, Few Trees, Sprinklers Manual
Roof	Composition
Construction	Brick, HardiPlank Type
Foundation	Slab

School Information

District	Burnet CISD
Elementary	Burnet
Middle	Burnet (Burnet ISD)
High	Burnet

Additional Information

Date Listed	July 22nd, 2025
Days on Website	82
Days on Market	13
HOA Fees	150
HOA Fees Freq.	Annually

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