

# \$1,450,000 - 1112 Sw Pecan Dr Sw, Marble Falls

MLS® #3506388

**\$1,450,000**

3 Bedroom, 2.00 Bathroom, 2,410 sqft

Residential on 0.51 Acres

Pecan Valley, Marble Falls, TX

Fabulous Lake Marble Falls home with approximately 59â€™ of waterfront and a gentle, park-like 189-acre sloping to the water. 2,410 SF, originally 1971 and beautifully remodeled in 2018, then designer-decoratedâ€™furnishings convey for a true turn-key experience. Floor plan features 3 bedrooms, 2 baths, plus a flex room currently outfitted as a 4th bedroom. Outdoor living shines with a boathouse, dock, and hydraulic boat lift (approx. 10,000-lb capacity). Lake Marble Falls is a pass-through/controlled-level lake, so water levels are typically stableâ€™without the big drops seen on Travis or Buchananâ€™ideal for year-round use. Ready for full-time living or weekend lake escapes. Minutes to H-E-B, dining, and all the Hill Country fun. This one wonâ€™t last!

Built in 1971

## Essential Information

MLS® #	3506388
Price	\$1,450,000
Bedrooms	3
Bathrooms	2.00
Full Baths	2
Square Footage	2,410
Acres	0.51
Year Built	1971



Type	Residential
Sub-Type	Single Family Residence
Status	Active

### **Water Feature/View**

View	Lake,Lake Marble Falls
Is Waterfront	Yes
Water Body	Lake Marble Falls

### **Community Information**

Address	1112 Sw Pecan Dr Sw
Area	BU
Subdivision	Pecan Valley
City	Marble Falls
County	Burnet
State	TX
Zip Code	78654

### **Amenities**

Utilities	Electricity Connected, Sewer Connected
Features	Lake, Park
Parking	None
# of Garages	2

### **Interior**

Interior	Tile
Appliances	Dryer, Dishwasher, Electric Cooktop, Electric Range, Electric Water Heater, Free-Standing Electric Range, Disposal, Refrigerator, Washer
Heating	Central
# of Stories	1
Stories	One

### **Exterior**

Exterior Features	Lighting, Rain Gutters, Boat Lift, Dock
Lot Description	Back Yard, Front Yard, Gentle Sloping, Sprinklers Automatic, Sprinklers In Ground, Trees Large Size, Views
Roof	Composition
Construction	Brick
Foundation	Slab

**School Information**

District	Marble Falls ISD
Elementary	Marble Falls
Middle	Marble Falls
High	Marble Falls

**Additional Information**

Date Listed	October 6th, 2025
Days on Website	6
Days on Market	4
HOA Fees	35
HOA Fees Freq.	Annually

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