

\$975,000 - 1200 Dusk Ct, Lago Vista

MLS® #3868225

\$975,000

0 Bedroom, 0.00 Bathroom,
Land / Farm on 5.24 Acres

Emerald Bend Sec 01, Lago Vista, TX

Price Just Improved + Updated Drone Photos!
Now showcasing stunning new views of 1200 Dusk Court with Lake Travis at 83.5% full (as of Oct. 2025). As you arrive on Dusk Court, the breathtaking lake views immediately set the scene for this exceptional deep-waterfront property totaling 5.244 acres (two tracts) with approximately 400 feet of frontage and 1.5 acres currently exposed. See approximate boundaries outlined in photos.

Utilities â€” electricity, city sewer, and water â€” are available, making it easy to build your dream home or lakefront retreat. This northeast-facing lot sits at the end of a cul-de-sac and captures southwest-facing lake views, delivering unforgettable golden-hour sunsets over Lake Travis.

Enjoy direct water access from your custom boat dock, complete with boat lift, double jet ski ramp, storage closet with generator, and a 12â€™x16â€™ upper deck (constructed May 2023). Situated directly across from Briarcliff Marina, fueling up your boat couldnâ€™t be easier â€” or take a quick jet ski ride across the lake to The Lighthouse Restaurant for dinner, drinks, and live music!

All this within 15 minutes to Lago Vista shopping, dining, and entertainment, 30 minutes to Leander/Cedar Parkâ€™s 1890 Ranch, The Parke, and H-E-B Center, and about 30 miles to The Domain and Q2



Stadium. Highly rated Lago Vista ISD!

Residents enjoy Lago Vista POA amenities including pools, fitness facilities, pickleball courts, campgrounds, and more – all for just \$150/year. Low 2.0834% tax rate!

Motivated sellers say SELL IT! Don’t miss this must-see Lake Travis waterfront opportunity, now priced at \$975,000.

Essential Information

| | |
|-----------|-----------------|
| MLS® # | 3868225 |
| Price | \$975,000 |
| Bathrooms | 0.00 |
| Acres | 5.24 |
| Type | Land / Farm |
| Sub-Type | Unimproved Land |
| Status | Active |

Water Feature/View

| | |
|---------------|---|
| View | Hills,Lake,Marina,Panoramic,River,Water,Lake Travis |
| Is Waterfront | Yes |
| Water Body | Lake Travis |

Community Information

| | |
|-------------|---------------------|
| Address | 1200 Dusk Ct |
| Area | LN |
| Subdivision | Emerald Bend Sec 01 |
| City | Lago Vista |
| County | Travis |
| State | TX |
| Zip Code | 78645 |

Amenities

| | | | | |
|-----------|---|------------|--------|--|
| Utilities | Above Ground Utilities, Electricity Available, Sewer Available, Water Available | | | |
| Features | Airport/Runway, | Clubhouse, | Common | Grounds/Area, Conference/Meeting Room, Fishing, Fitness Center, Golf, Lake, Library, |

Park, Planned Social Activities, Playground, Pool, Putting Green, Restaurant, Sport Court(s), Tennis Court(s), Trails/Paths

Exterior

Exterior Features Boat Lift, Boat Lock, Boat Ramp, Boat Slip, Dock
Lot Description Back Yard, Cleared, Cul-De-Sac, Front Yard, Gentle Sloping, Level, Moderate Trees, Trees Medium Size, Views

School Information

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

Additional Information

Date Listed August 25th, 2023
Days on Website 352
Days on Market 777
Zoning R-1E Single Family Reside
HOA Fees 150
HOA Fees Freq. Annually

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