

\$634,000 - 3105 Aldwyche Dr, Austin

MLS® #5275280

\$634,000

2 Bedroom, 3.00 Bathroom, 1,476 sqft
Residential on 0.10 Acres

Lightsey Ridge, Austin, TX

Situated in "The 04", this Lightsey Ridge home blends quality craftsmanship with thoughtful modern design and energy-efficient living. Two mature live oaks provide privacy and shade, welcoming you into an open-concept layout with wood floors throughout and tile in wet areas. The main living area flows seamlessly into the kitchen with a quartz-topped peninsula, perfect for entertaining. The guest bedroom functions as an office, bedroom or flex space with abundant light and a custom Murphy bed. The primary suite features vaulted ceilings, large windows, and an ensuite bath with quartz dual vanity, walk-in shower, and custom closet.

Beyond its thoughtful layout, this home is designed for modern convenience and sustainability. It features owned solar panels, spray-foam insulation, a brand-new two-stage HVAC, tankless water heater, and Energy Star appliances. Added upgrades include motorized shades, automated lighting, and smart thermostats that can be operated from your phone, plus pre-wiring for electric vehicle charging " making it truly lock-and-leave and easy to manage even when you're away.

The coveted single-car garage is complemented by an additional parking pad, providing flexible parking for guests or a second vehicle. The HOA further enhances the lock-and-leave lifestyle by covering exterior pest control, lawn care, fence upkeep, and



irrigation maintenance.

The location is unbeatable â€” steps to South Lamar and walkable to Loro, Mattâ€™s El Rancho, Radio Coffee & Beer, Bouldin Acres, and more, with less than three miles to Zilker Park, Barton Springs, Lady Bird Lake, downtown Austin, and easy access to Hwy 71, Barton Creek Greenbelt, and Austin-Bergstrom Airport. For more info, go to:
<https://wkf.ms/4cFCZwr>

Built in 2018

Essential Information

MLS® #	5275280
Price	\$634,000
Bedrooms	2
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	1,476
Acres	0.10
Year Built	2018
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Water Feature/View

View	None
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Community Information

Address	3105 Aldwyche Dr
Area	6
Subdivision	Lightsey Ridge
City	Austin
County	Travis
State	TX
Zip Code	78704

Amenities

Utilities	Electricity Connected, Fiber Optic Available, Other
Features	See Remarks, Curbs
Parking	Additional Parking, Garage, Garage Faces Rear
# of Garages	1
Garages	Garage Door Opener

Interior

Interior	Tile, Wood, Concrete
Appliances	Dishwasher, ENERGY STAR Qualified Appliances, Disposal, Microwave, Refrigerator, Gas Cooktop
Heating	Central
Fireplaces	None
Stories	Three Or More

Exterior

Exterior Features	None
Lot Description	Sloped Down, Sprinklers Automatic, Trees Medium Size, Trees Small Size, Alley
Roof	Composition
Construction	HardiPlank Type
Foundation	Slab

School Information

District	Austin ISD
Elementary	Zilker
Middle	O Henry
High	Austin

Additional Information

Date Listed	May 15th, 2025
Days on Website	151
Days on Market	132
HOA Fees	375
HOA Fees Freq.	Quarterly

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