

\$1,700,000 - 405 Blue Mountain Trl, Horseshoe Bay

MLS® #5510441

\$1,700,000

0 Bedroom, 0.00 Bathroom,
Land / Farm on 0.45 Acres

Blue Lake Estates, Horseshoe Bay, TX

Arguably the BEST view on all of Lake LBJ! North East facing, open water lot in highly sought Blue Lake Estates (Horseshoe Bay, Texas). Blue Mountain Trail is a special street lined with some of the most architecturally significant homes on Lake LBJ, offering big views in a very exclusive setting. This elevated lot sits high above the lake shore offering panoramic views out over the water and on to the undeveloped Scarborough Ranch across the way. The current owners engaged Overland Partners to design a 5300 +/- sq ft, contemporary home with pool and boat dock that will be a true work of art when constructed. A full set of engineered plans will convey with the lot making this project shovel ready. Blue Lake Estates is located in Horseshoe Bay, Texas just outside of the main resort area offering convenience with exclusivity and privacy. This special community is the closest part of Lake LBJ to Austin and San Antonio offering the perfect spot to build a dream weekend getaway or your primary residence. The Blue Lake Golf Course is one of Texas' best kept secrets and is a valuable neighborhood amenity, located just a golf cart ride away. The north east exposure means enjoyable sunrises and the hot Texas sun setting at your back. With 97 feet of prime waterfront on a very wide section of the lake you will be hard pressed to find a better homesite on Lake LBJ. This rare opportunity is one worth pursuing. Qualified buyers reach out to learn more or schedule a



time to walk the lot and experience the special property first hand.

Essential Information

MLS® #	5510441
Price	\$1,700,000
Bathrooms	0.00
Acres	0.45
Type	Land / Farm
Sub-Type	Unimproved Land
Status	Active

Water Feature/View

View	Hills,Lake,Panoramic,Water,Lake LBJ
Is Waterfront	Yes
Water Body	Lake LBJ

Community Information

Address	405 Blue Mountain Trl
Area	LL
Subdivision	Blue Lake Estates
City	Horseshoe Bay
County	Llano
State	TX
Zip Code	78657

Amenities

Utilities	Electricity Available, Sewer Available
Features	Common Grounds/Area, Curbs, Golf, Lake, Playground, Park, Storage Facilities, Tennis Court(s)

Exterior

Lot Description	Near Golf Course
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School Information

District	Llano ISD
Elementary	Llano
Middle	Llano

High Llano

Additional Information

Date Listed June 25th, 2025
Days on Website 129
Days on Market 13
Zoning Residential

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