

\$699,999 - 11800 Yarbrough Dr, Austin

MLS® #6306414

\$699,999

3 Bedroom, 3.00 Bathroom, 2,440 sqft
Residential on 0.38 Acres

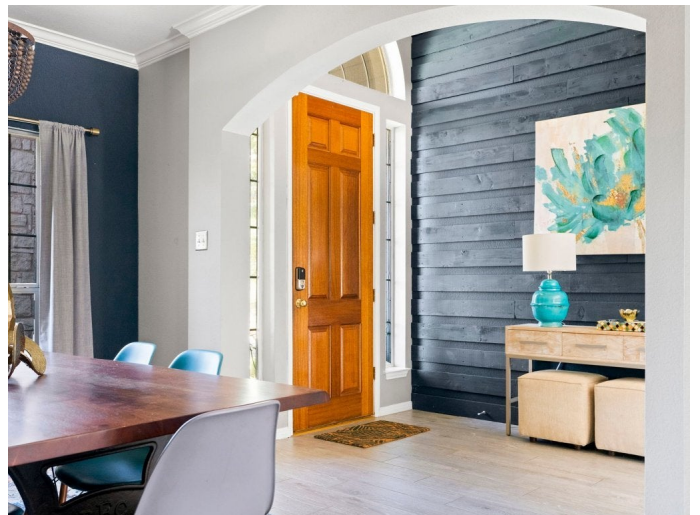
Southland Oaks Sec 03-A, Austin, TX

This beautifully maintained single-story home offers the perfect mix of comfort, style, and outdoor living - all just minutes from top-rated schools, scenic parks, trails, and vibrant Downtown Austin. Nestled on an oversized corner lot with lush landscaping and mature shade trees, this 3-bedroom, 2.5-bath home (plus dedicated office) is a true gem!

Step inside to discover a light-filled interior with vibrant, thoughtfully layered design that feels both inviting and serene. Wood-look tile floors flow throughout the home, complementing the smart layout that includes a dedicated office with built-in bookshelves - ideal for working remotely, hobbies, or a space for the kids to finish their homework!

The spacious primary suite offers a quiet sanctuary tucked away from the secondary bedrooms, with a sunlit sitting area that's perfect for morning coffee or an evening wind-down. A generous walk-in closet features a custom IKEA Pax system with drawers and shelving, while the en-suite bath includes a dual-sink vanity, garden tub, and separate shower.

Out back, your own private paradise awaits. Enjoy a sparkling in-ground pool and spa surrounded by lush greenery, plus a fire pit area for cozy evenings under the stars. The landscaped yard also includes a storage shed and plenty of room to relax, play, or entertain.



This home checks every box - great location, smart layout, stunning outdoor space, and timeless updates. Don't miss this opportunity to live beautifully in one of Austin's most desirable neighborhoods!

Built in 2000

Essential Information

MLS® #	6306414
Price	\$699,999
Bedrooms	3
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,440
Acres	0.38
Year Built	2000
Type	Residential
Sub-Type	Single Family Residence
Status	Active Under Contract
Has Pool	Yes

Water Feature/View

View	Neighborhood
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Community Information

Address	11800 Yarbrough Dr
Area	SWE
Subdivision	Southland Oaks Sec 03-A
City	Austin
County	Travis
State	TX
Zip Code	78748

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
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Features	Playground, Pool, Sidewalks, Trails/Paths, Curbs
Parking	Attached, Driveway, Garage, Garage Faces Side
# of Garages	3

Interior

Interior	Tile
Appliances	Built-In Oven, Double Oven, Dishwasher, Gas Cooktop, Disposal, Gas Water Heater, Microwave, Stainless Steel Appliance(s), Cooktop
Heating	Central
# of Fireplaces	2
Fireplaces	Living Room, Gas Log
# of Stories	1
Stories	One

Exterior

Exterior Features	Exterior Steps, Lighting, Private Yard, Rain Gutters, Fire Pit
Lot Description	Corner Lot, Landscaped, Moderate Trees, Trees Medium Size
Roof	Composition
Construction	Brick, HardiPlank Type
Foundation	Slab

School Information

District	Austin ISD
Elementary	Baranoff
Middle	Bailey
High	Bowie

Additional Information

Date Listed	July 25th, 2025
Days on Website	100
Days on Market	84
HOA Fees	150
HOA Fees Freq.	Semi-Annually

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