

\$4,998,000 - 1604 Bruton Springs Rd, Austin

MLS® #6829028

\$4,998,000

0 Bedroom, 0.00 Bathroom,
Land / Farm on 0.92 Acres

Bruton Spgs, Austin, TX

Seize this unparalleled opportunity to create your bespoke lakefront retreat. Whether you choose to reimagine the existing residence or embark on a new architectural journey, 1604 Bruton Springs Road invites you to craft a masterpiece tailored to your taste on the shores of Lake Austin. Truly a hidden gem, nestled on the coveted shores of Lake Austin, featuring an incredible 140 feet of lakefront - a breathtaking canvas for your dream home. Tucked away at the end of a private road, the property spans nearly 1 acre and is surrounded by the serenity of enchanting woods and multimillion-dollar estates. A charming mid-century residence sits at the pinnacle of the property: a 2 bed, 3 bath, 2152 square foot home exuding original character and warmth. Majestic pecan trees shade the sprawling green lawn gently sloping down to meet the riverbank. Benefit from the tranquility of a quiet neighborhood, with no restrictive HOA, and enjoy access to esteemed schools within Eanes Independent School District.

Essential Information

MLS® #	6829028
Price	\$4,998,000
Bathrooms	0.00
Acres	0.92
Type	Land / Farm
Sub-Type	Unimproved Land



Status	Active Under Contract
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Water Feature/View

View	Hills,Lake,River,TreesWoods,Water,Lake Austin
Is Waterfront	Yes
Water Body	Lake Austin

Community Information

Address	1604 Bruton Springs Rd
Area	8W
Subdivision	Bruton Spgs
City	Austin
County	Travis
State	TX
Zip Code	78733

Amenities

Utilities	Above Ground Utilities, Cable Connected, Electricity Connected, Natural Gas Not Available, Phone Connected, Sewer Not Available, See Remarks, Water Connected
Features	Lake

Exterior

Exterior Features	Boat Lift, Boat Slip, Dock, Private Yard
Lot Description	Back Yard, Garden, Gentle Sloping, Moderate Trees, Private, Trees Large Size, Views

School Information

District	Eanes ISD
Elementary	Valley View
Middle	West Ridge
High	Westlake

Additional Information

Date Listed	March 27th, 2025
Days on Website	35
Days on Market	183
Zoning	LA - Lake Austin Resident

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