

# \$1,625,000 - 4008 Sugarloaf Dr, Austin

MLS® #7156650

**\$1,625,000**

5 Bedroom, 4.00 Bathroom, 5,149 sqft

Residential on 0.34 Acres

Spillman Ranch Ph 01 Sec 02, Austin, TX

**\*\*Welcome to 4008 Sugarloaf Dr – A  
Luxurious Retreat in The Heights of  
Falconhead\*\***

Nestled in the coveted gated section of Falconhead, this spectacular home seamlessly blends luxury, functionality, and breathtaking views. Spanning 5,148 square feet, this stunning residence backs to the prestigious Falconhead golf course, offering manicured views and a one-of-a-kind outdoor living experience. Designed with entertainment in mind, the backyard oasis features a multi-level pool, spa, outdoor fireplace, grilling area, and a putting green – perfect for hosting family and friends or simply enjoying peaceful evenings in a serene setting.

Inside, this home boasts 5 spacious bedrooms, including 2 on the main floor, and 4 beautifully appointed bathrooms. The primary ensuite retreat offers a rainhead shower with frameless glass, an oversized soaking tub, and elegant finishes, creating the perfect spa-like experience.

The chef's kitchen is a culinary masterpiece, equipped with top-of-the-line stainless steel appliances, a gas stove, double ovens, and a built-in fridge. Whether enjoying casual meals at the breakfast bar or in the charming breakfast nook, the gorgeous views enhance every moment. The open design allows for effortless entertaining and easy interaction



with guests.

The main floor also includes a dedicated study with a private exterior entrance—ideal for a home office and guest suite offering added privacy. Upstairs, you'll find a spacious game room with built-in desk and media room with wet bar, providing even more versatile space for relaxation and entertainment.

Additional practical features of the home include a dedicated laundry room with ample storage and a sink, as well as an attached three-car garage, ensuring convenience and comfort.

4008 Sugarloaf Dr offers an exceptional lifestyle, combining luxury, style, and an unbeatable location. Don't miss the opportunity to make this one-of-a-kind property your forever home.

Built in 2006

**Essential Information**

|                |                         |
|----------------|-------------------------|
| MLS® #         | 7156650                 |
| Price          | \$1,625,000             |
| Bedrooms       | 5                       |
| Bathrooms      | 4.00                    |
| Full Baths     | 4                       |
| Square Footage | 5,149                   |
| Acres          | 0.34                    |
| Year Built     | 2006                    |
| Type           | Residential             |
| Sub-Type       | Single Family Residence |
| Status         | Active Under Contract   |
| Has Pool       | Yes                     |

**Water Feature/View**

|      |            |
|------|------------|
| View | GolfCourse |
|------|------------|

**Community Information**

|             |                             |
|-------------|-----------------------------|
| Address     | 4008 Sugarloaf Dr           |
| Area        | LS                          |
| Subdivision | Spillman Ranch Ph 01 Sec 02 |
| City        | Austin                      |
| County      | Travis                      |
| State       | TX                          |
| Zip Code    | 78738                       |

### **Amenities**

|              |                                 |
|--------------|---------------------------------|
| Utilities    | Underground Utilities           |
| Features     | Golf, Gated, Park, Trails/Paths |
| Parking      | Attached, Garage                |
| # of Garages | 3                               |
| Garages      | Garage Door Opener              |

### **Interior**

|                 |   |
|-----------------|---|
| Interior        | Carpet, Tile, Wood  |
| Appliances      | Built-In Gas Range, Dryer, Dishwasher, Gas Cooktop, Disposal, Gas Oven, Microwave, Refrigerator, Range Hood, Vented Exhaust Fan, Wine Refrigerator, Washer, Wine Cooler |
| Heating         | Central   |
| # of Fireplaces | 2   |
| Fireplaces      | Family Room, Outside  |
| # of Stories    | 2   |
| Stories         | Two   |

### **Exterior**

|                   |   |
|-------------------|---|
| Exterior Features | Barbecue, Gas Grill, Lighting, Outdoor Grill  |
| Lot Description   | Back Yard, Close to Clubhouse, Near Golf Course, On Golf Course, Sprinklers Automatic |
| Roof              | Tile  |
| Construction      | Frame, Stone, Stucco  |
| Foundation        | Slab  |

### **School Information**

|            |                        |
|------------|------------------------|
| District   | Lake Travis ISD        |
| Elementary | Lake Pointe            |
| Middle     | Bee Cave Middle School |
| High       | Lake Travis            |

**Additional Information**

|                 |                 |
|-----------------|-----------------|
| Date Listed     | April 4th, 2025 |
| Days on Website | 194             |
| Days on Market  | 57              |
| HOA Fees        | 92              |
| HOA Fees Freq.  | Monthly         |
| Gated Community | Yes             |

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