

\$679,900 - 3509 Twin Branch Dr, Cedar Park

MLS® #8662903

\$679,900

4 Bedroom, 3.00 Bathroom, 2,878 sqft

Residential on 0.21 Acres

Ranch At Brushy Creek Sec 2A Amd, Cedar Park, TX

Beautiful Single-Story Home in The Ranch at Brushy Creek

Welcome to this spacious and versatile 4-bedroom, 2.5-bathroom home located on a quiet cul-de-sac in the highly sought-after Ranch at Brushy Creek community. Designed with flexibility and comfort in mind, this single-story gem offers a thoughtfully crafted layout perfect for both everyday living and entertaining.

Step inside to discover a massive open floor plan featuring a welcoming great room with a cozy fireplace and soaring ceilings. Just off the main living area, a formal dining space doubles as a flexible room—ideal for a lounge, game room, bar, or whatever fits your lifestyle.

The kitchen is a dream for home chefs, boasting ample counter space, abundant cabinetry, and a sunny breakfast nook. A front bedroom with elegant French doors makes the perfect home office or guest room, while the spacious main bedroom offers a peaceful retreat with a large en-suite bath.

Enjoy outdoor living with a covered patio and extended slab—perfect for entertaining or relaxing in the expansive backyard, complete with a full sprinkler system for easy maintenance.



Located within walking distance to the scenic Brushy Creek Trail system and part of the award-winning Leander ISD, this home is move-in ready and perfectly positioned for families, professionals, or anyone looking for comfort and convenience in a vibrant community.

Don't miss your chance to own this incredible home—schedule your showing today!

Built in 2007

Essential Information

MLS® #	8662903
Price	\$679,900
Bedrooms	4
Bathrooms	3.00
Full Baths	2
Half Baths	1
Square Footage	2,878
Acres	0.21
Year Built	2007
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Water Feature/View

View	None
------	------

Community Information

Address	3509 Twin Branch Dr
Area	RRW
Subdivision	Ranch At Brushy Creek Sec 2A Amd
City	Cedar Park
County	Williamson
State	TX
Zip Code	78613

Amenities

Utilities	Electricity Connected, Natural Gas Connected, Sewer Connected, Water Connected
Features	Barbecue, Playground, Park, Pool, Trails/Paths
Parking	Attached, Driveway, Garage Faces Front, Garage
# of Garages	2
Garages	Garage Door Opener

Interior

Interior	Carpet, Tile
Appliances	Dishwasher, Disposal, Microwave, Oven
Heating	Central
# of Fireplaces	1
Fireplaces	Family Room
# of Stories	1
Stories	One

Exterior

Exterior Features	None
Lot Description	Cul-De-Sac
Roof	Shingle
Construction	Masonry
Foundation	Slab

School Information

District	Leander ISD
Elementary	Ronald Reagan
Middle	Stiles
High	Vista Ridge

Additional Information

Date Listed	June 13th, 2025
Days on Website	142
Days on Market	138
HOA Fees	48
HOA Fees Freq.	Monthly

Property Listed by: UrbanspaceThe information being provided is for consumers' personal, non-commercial use and may not be used for any purpose other than to identify prospective properties consumers may be interested in purchasing. Based on information from the Austin Board of REALTORS® (alternatively, from ACTRIS) from November 3rd, 2025 at 12:16am CST. Neither the Board nor ACTRIS guarantees or is in any way responsible for its accuracy. The

Austin Board of REALTORS®, ACTRIS and their affiliates provide the MLS and all content therein "AS IS" and without any warranty, express or implied. Data maintained by the Board or ACTRIS may not reflect all real estate activity in the market. All information provided is deemed reliable but is not guaranteed and should be independently verified.