

\$430,000 - 437 Venture Blvd S, Point Venture

MLS® #8867574

\$430,000

3 Bedroom, 3.00 Bathroom, 1,697 sqft
Residential on 0.16 Acres

French Quarter Sub, Point Venture, TX

Welcome to 437 Venture Blvd. A beautifully designed 3-bedroom, 3-bathroom lake-area retreat nestled in the heart of Point Venture. Built by its original European owners with an eye for quality, efficiency, and natural connection, this home offers a rare blend of timeless design and thoughtful upgrades. Step into a true cook's kitchen featuring custom pull-out cabinetry, dual pantries, and an impressive gas range—all framed by lake views through the kitchen window. Every room opens to a porch or deck, creating seamless indoor-outdoor living and capturing the breezes and light that make this home feel alive. With a single-pour foundation and high-end finishes sourced from global travels, the construction quality and potential for future expansion set this home apart. Backed by a quiet cove, with lake views, privacy fencing, and natural beauty on all sides, this home offers a calm, protected setting with all the amenities of the Point Venture lifestyle just outside your door. Whether you envision it as a peaceful full-time residence or a stylish second home with short-term rental appeal, this property is a rare opportunity in one of Lake Travis's most loved communities.

Built in 2014

Essential Information

MLS® # 8867574



Price	\$430,000
Bedrooms	3
Bathrooms	3.00
Full Baths	3
Square Footage	1,697
Acres	0.16
Year Built	2014
Type	Residential
Sub-Type	Single Family Residence
Status	Active

Water Feature/View

View	Lake,Panoramic,Lake Travis
Is Waterfront	Yes
Water Body	Lake Travis

Community Information

Address	437 Venture Blvd S
Area	LN
Subdivision	French Quarter Sub
City	Point Venture
County	Travis
State	TX
Zip Code	78645

Amenities

Utilities	Electricity Available, Propane, Phone Connected, Underground Utilities
Features	Common Grounds/Area, Clubhouse, Fitness Center, Playground, Pool, Sidewalks, Courtyard, Golf, Lake, Library, Park, Restaurant, Tennis Court(s)
Parking	Attached, Garage
# of Garages	2
Garages	Garage Door Opener

Interior

Interior	Carpet, Tile, Concrete
Appliances	Cooktop, Dishwasher, Gas Cooktop, Disposal, Exhaust Fan, Free-Standing Range, Gas Water Heater, Water Softener Owned
Heating	Central

Fireplaces	None
# of Stories	2
Stories	Two

Exterior

Exterior Features	Balcony, Private Yard
Lot Description	Front Yard, Trees Medium Size, Views, Sloped Down
Roof	Composition
Construction	Masonry, Stone Veneer, HardiPlank Type
Foundation	Slab

School Information

District	Lago Vista ISD
Elementary	Lago Vista
Middle	Lago Vista
High	Lago Vista

Additional Information

Date Listed	April 15th, 2025
Days on Website	10
Days on Market	159
HOA Fees	140
HOA Fees Freq.	Monthly

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